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16th December, 1958 (Tuesday)

LOK SABHA DEBATES

(Sixth Session)

(Vol. XXIV Contains nos. 21 to 26)

LOK SABHA SECRETARIAT
NEW DELHI

[illegible] n.P. (INLAND) THREE SHILLINGS (FOREIGN)

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N.B.—The sign + marked above a name of a member on Questions, which were orally answered indicates that the Question was orally asked on the floor of the House by that Member

LOK SABHA

Tuesday, 16th December, 1958.

The Lok Sabha met at Eleven of the Clock.

[MR. SPEAKER *in the Chair*]

ORAL ANSWERS TO QUESTIONS

Railway Plots for Dumping Iron Ores

*993. **Shri Vidya Charan Shukla:** Will the Minister of **Commerce and Industry** be pleased to state:

(a) whether it is a fact that the Railways have been asked by the State Trading Corporation of India (Private) Ltd. that plots for dumping iron ore should be allotted only to them on the newly constructed sidings in Barajamda sector;

(b) if so, what are the reasons for such a move; and

(c) whether Government is aware that this will result in forcing the private mine-owners to close down their mines bringing unemployment to a large number of workers and adversely affecting the production of iron ore?

The Minister of Commerce (Shri Kanungo): (a) and (b). A request to this effect had been made by the State Trading Corporation because the export of iron ore is now canalised through the State Trading Corporation. But out of 52 plots at the newly constructed sidings in the Barajamda sector only 23 have been allotted to the State Trading Corporation.

(c) Government are sure that no such result will ensue.

Shri Vidya Charan Shukla: May I know if the Government of Bihar protested to the State Trading Corporation and to the Ministry of Steel, Mines and Fuel about the purchase policy of S.T.C. regarding iron ore from Bihar?

Shri Kanungo: Not to the Commerce and Industry Ministry.

Shri Vidya Charan Shukla: Is it a fact that last May the S.T.C. intimated to the various producers of iron ore that they will not be able to purchase any further quantity of iron ore because their railway booking capacity for Calcutta Port has been completed?

Shri Kanungo: The S.T.C. entered into its contracts in view of transport availability. It does not enter into contracts if there is no transport available

Shri Vidya Charan Shukla: When the transport is not available for the S.T.C., do they also allow iron ore producers to transport their own quota and export it on their S.T.C.'s account?

Shri Kanungo: There is no other quota, because all exports of iron ore are canalised through the S.T.C Therefore, all available transport is allowed to the S T.C.

Price-Page Schedule for Newspapers

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*994. **Shri D. C. Sharma:**
Shri Ram Krishan:
Shri Bhakt Darshan:
Shri Naval Prabhakar:
Sardar Iqbal Singh:

Will the Minister of **Information and Broadcasting** be pleased to refer to the reply given to Starred Question No. 1191 on the 12th September, 1958 and state:

(a) whether a final decision regarding the enforcement of the price-page

schedule for newspapers has since been taken;

(b) if so, the details thereof; and

(c) if the answer to part (a) above be in the negative, the time by which final decision is expected to be taken.

The Minister of Information and Broadcasting (Dr. Keskar): (a) to (c). There is no change in the position as stated in the reply given on 12th September, 1958. The matter is still under consideration.

Shri D. C. Sharma: May I know if the Ministry has examined the reasons for the stalemate and if so, what is being done to put an end to this stalemate?

Dr. Keskar: There is no stalemate. In fact, at present, we are waiting for the award of the Working Journalists Wage Committee. After that, we hope to finalise our decision regarding this matter.

Shri D. C. Sharma: May I know at what level the decision will be taken? Will the decision be taken by the Ministry in collaboration with the proprietors and the working journalists or in some other way?

Dr. Keskar: It will be a Government decision.

Shri Ram Krishan: May I know whether the views of the different groups of newspapers have been ascertained in this matter?

Dr. Keskar: The views of all categories of papers have been ascertained. But I might inform the hon. Member that before any final decision is taken with regard to this question, we will again take the opinion of all groups before issuing any schedule.

श्री भक्त दर्शन : क्या यह सत्य है कि हिन्दी और अन्य भारतीय भाषाओं के समाचारपत्र इस सम्बन्ध में बहुत जोरदार मांग कर रहे हैं जब कि अंग्रेजी के कुछ बड़े समाचारपत्र इसका विरोध कर रहे हैं ? अतः उन को मिलाने के लिए क्या कोई सम्मेलन अर्थात् गोलमेज सम्मेलन बुलाने का विचार किया जा रहा है?

डा० केसकर : यह कहना ठीक नहीं होगा कि सब हिन्दी या देशी भाषाओं के समाचारपत्र पक्ष में हैं लेकिन अधिकांश पक्ष में हैं यह सत्य है और इन दोनों के सम्मेलन दो बार हो चुके हैं और उनसे कोई फ़ायदा नहीं निकला । दोनों अपनी-अपनी पोजीशन पर डटे हुए हैं ।

Shri Ranga: Is there any plan at all, either five-year, two-year or three-year, *by which Government propose* to introduce this schedule?

Dr. Keskar: This is not a plan. Government has been given the power by Parliament to introduce a schedule, if necessary. We have to watch the situation and take a decision only when we consider it appropriate.

Shri C. R. Pattabhi Raman: Are Government aware that the delay in implementing the price-page schedule decision is holding up other matters affecting the journalists in the newspaper industry?

Dr. Keskar: I do not agree with that assumption.

Shri Joachim Alva: Are Government aware that on the one hand some of the leading newspapers import large quantities of newsprint, sell it in the black market-price and on the other hand also produce large number of supplements which are uninformative; why are Government delaying the action in regard to the price-page schedule?

Dr. Keskar: As far as the question of newsprint is concerned, that might have been the case before. But at present newsprint is given strictly on the circulation basis. Regarding the other matter, I do not think there is any relation between the two.

Shri Vajpayee: May I know whether Government are aware of the difficulty faced by the medium and small-size newspapers because of the delay in fixing the price-page schedule and if so, what steps Government propose to take to expedite the matter?

Dr. Keskar: The small and medium-size newspapers have a number of difficulties. All of them are not due to the question of the price-page schedule. They are due to many other economic problems facing the papers. As far as the price-page schedule is concerned, let me inform the hon. Member that even their opinion is quite divided on this question.

Shri Nagi Reddy: Last time this question was asked, the hon. Minister gave the reason that the specific schedule will have to be put before the interests concerned for consultation and their opinion taken before it can be promulgated. May I know from the hon. Minister whether the specific schedule has been placed before the interests concerned, and if so, what has been the result?

Dr. Keskar: We have placed before the interests concerned two or three alternative schedules, which were discussed After taking their opinion, we have got one or two alternatives before us. But as I said, when a final decision is taken, the schedule that we propose to promulgate will be placed before the interests concerned and their opinion taken before it is promulgated.

Shri T. B. Vittal Rao: It is stated that the decision to fix the price-page schedule should await the decision of the Wage Committee. May I know whether that decision will be taken as soon as the report of the Wage Committee is published, in view of the fact that the Press Commission submitted its report four years ago?

Dr. Keskar: I am quite sure that the moment the report of the Wage Committee is received, Government will take its decision very quickly.

Shri Mahanty: What exactly is the nature of the problems that the Government have been considering in this matter?

Dr. Keskar: That will require quite a bit of time. It is not possible for me to reply to this question.

Shri Jinachandran: Is it a fact that some of the newspapers in Delhi are distributing newspapers freely in the Exhibition India 1958? How is it possible?

Mr. Speaker: Newspapers are being issued freely. They must be sold, is it?

Dr. Keskar: That might be so.

Procedure for Redressal of Workers' Grievances

\+

*995. **Shri Ram Krishan:**
Shri N. Keshava:
Sardar Iqbal Singh:

Will the Minister of **Labour and Employment** be pleased to refer to the reply given to Unstarred Question No. 2205 on the 17th September, 1958 and state:

(a) whether model procedure for speedy disposal of grievances has since been formulated in consultation with the representatives of the organisations concerned; and

(b) if so, the nature of the procedure formulated?

The Deputy Minister of Labour (Shri Abid Ali): (a) Yes.

(b) A copy of the Model Grievance Procedure is laid on the Table of the Lok Sabha [*See* Appendix IV, annexure No 28]

Shri Ram Krishan: From this statement I find that a Grievance Machinery will be set up in each undertaking. May I know the nature of the steps taken so far to set up this machinery?

Shri Abid Ali: The last meeting was held on the 19th September, 1958. In

that meeting this was finalised subject to further comments by the organisations concerned The summary of the proceedings of the meeting was sent to these organisations Their comments have been received recently and have again been circulated So it is too early to give any information on this point.

Shri Ram Krishan: May I know whether the views of the unions have been obtained in this matter?

Shri Abid Ali: Yes, Sir Views of the representatives of the organisations to which trade unions are affiliated were taken.

Shri Tangamani: In view of the fact that the implementation of the grievance procedure is a condition precedent to the observance of the Code of Discipline, may we know as to how long it will take for those organised industries coming under the Factories Act for adopting this grievance procedure? Has any time limit been fixed by Government?

Shri Abid Ali: It is unnecessary to fix any time limit So long as there is no breach of the Code of Discipline, it is taken that the Code is observed

Shri Tangamani One of the points in the Code of Discipline is that the grievance procedure must be applied to various industries so that many of the disputes would not arise So certain units have already adopted this procedure What I would like to know is whether any time limit will be fixed by Government so that those industries where there are trade unions recognised or unrecognised, will be able to adopt this grievance procedure on the basis of the model which has been circulated

The Minister of Labour and Employment and Planning (Shri Nanda): We are very keen, as the hon Member is, that this procedure should be adopted and applied everywhere as soon as possible We are moving in that direction Whether there should be a time limit or not will be considered at the time of the next meeting of the implementation committee.

Shri S. M. Banerjee: May I know whether it is a fact that the industries in the public sector, such as, Defence, Railways and P. & T, have expressed their inability to accept this grievance procedure and if so, what steps have been taken to persuade them to accept the same?

Shri Abid Ali: The matter is under their consideration.

Shri S M. Banerjee: My information is that the Defence Ministry has expressed inability to accept it. They say, "We do not want any such procedure"

Mr. Speaker: The question is whether, so far as industries in the public sector are concerned, some of them have turned down the proposal.

Shri Nanda: No, no They have not turned down the proposal to apply the Code of Discipline In their case, only because of some differences in the nature of operations etc there may have to be modifications which are being examined

Shri Jadhav: How will the workers' representatives be represented?

Shri Abid Ali Their unions will nominate them

Shri Jadhav: May I know whether representation will be given only to recognised unions?

Shri Abid Ali: It is laid down in the procedure

Mr. Speaker: Only representatives of recognised unions and not unrecognised unions?

Shri Abid Ali: About them also, the procedure has been laid down

Shri Tangamani: In the statement I find that a distinction has been made between recognised and unrecognised unions

Mr. Speaker: Hon Member is giving information

Shri Vajpayee: According to the statement, certain adaptations have to be made to meet special circumstances, such as those obtaining in Defence undertakings and plantations. I would like to know the exact position. The hon. Minister, in his reply to Shri Banerjee, has stated something different from what has been given in the statement.

Shri Nanda: I do not think there is any difference. There are adaptations and they are being examined now, i.e., the question of adaptation and modifications

Naga Hills Tuensang Unit

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*996. **Shri Harish Chandra Mathur:**
Shri D. C. Sharma:
Dr. Ram Subhag Singh:
Shri Pangarkar:
Shri Koratkar:
Shri N. R. Munisamy:

Will the **Prime Minister** be pleased to state:

(a) the latest law and order position in the Naga Hills Tuensang Unit,

(b) whether it is a fact that the Naga hostiles have renewed their activities since October, 1958,

(c) if so, the number of raids made by them from 1st October, 1958;

(d) the extent of loss in life and property suffered, and

(e) the steps taken by Government in the matter?

The Parliamentary Secretary to the Minister of External Affairs (Shri J. N. Hazarika): (a) to (e) A statement is placed on the Table of the House [*See* Appendix IV, annexure No. 29]

Shri Harish Chandra Mathur: With reference to the last para of the statement, may I know the nature of the development and railway work which has been taken up, to what extent the people of the area have been associated with it and what amount has been spent out of Rs. 130 lakhs provided for this year?

Shri J. N. Hazarika: For detailed information I require notice, but I may say that most of the amount will be utilised for the construction of roads and the community development projects

Shri Harish Chandra Mathur: The hon. Minister is not able to say even to what extent the people have been associated with it and what amount has been utilised.

Mr. Speaker: How far have people been associated with the work of rural reconstruction?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): He added something to it which I did not hear.

Shri Harish Chandra Mathur: What I am asking is the nature of the development and welfare work, how far the people of the area have been associated with it There is a provision of Rs 130 lakhs for this during this year May I know, more than half the year or eight months are over, how much amount has been spent?

Mr. Speaker: Only one question at a time Any one of these three can be answered.

Shri Jawaharlal Nehru: As for the association of the people, these development schemes are implemented with the advice of village elders and with the assistance of the local people The conditions there are such that naturally no institutional changes have been established. We want to do that but when conditions are right conditions For the moment it has to be done informally But all my information goes to show is that a great deal of co-operation is now being obtained from the people and they are anxious to have these developments there.

Shri D. C. Sharma: May I know if there is any truth in the newspaper report that Shri Phizo is having the active backing of Pakistan's military administration and if so, what steps

are being taken so that there should be no intercourse between the Naga people and Shri Phizo or direct or indirect excitement?

Shri Jawaharlal Nehru: Our information was that Shri Phizo was for a considerable period of time in East Pakistan, chiefly in Dacca. Obviously, I cannot say what private or confidential talks took place there between him and others. But he was there. Our present information is that he has left for foreign parts. Exactly where he is at the moment, I do not know.

Shri N. R. Munisamy: May I know whether any measures have been taken to prevent the depredations of the Naga hostiles?

Shri Jawaharlal Nehru: Apart from a statement, I need not answer the question The whole situation is such that measures are constantly being taken There is an army present there.

Shri Jaipal Singh: May we have some idea as to whether there has been any improvement in the situation since the recent enactment whereby power was delegated to junior officers?

Mr. Speaker: We passed the legislation.

Shri Jawaharlal Nehru: The situation is generally good, but in the statement, I think, two or three instances are given of trouble. One was rather a bad case, a bad case in the sense that a small group of our village guards there—they have been newly instituted and they have proved very useful, naturally because they are Nagas living in the villages and knowing conditions there, but in one case a small group of them were surrounded and their arms taken away by a larger group of hostiles. We are inclined to think that one or two of the village guards played false in this matter and we are much stricter in that respect now.

Shrimati Mafida Ahmed: May I know whether Government are aware of the conference recently held at Longchang near Mokokchung which was, according to Press reports, participated by the peaceful and hostile Nagas and if so, are Government aware of the nature of its deliberations?

Shri Jawaharlal Nehru: Yes, Sir. We have received some reports, not very full ones, and the reports indicate that some of the hostile Nagas tried to push through their viewpoint. but they met with no success whatever at that conference. In fact, they were told off—they created a lot of trouble—that this would not be tolerated in future.

Shri Hem Barua: May I know whether Government are aware of the large-scale depradations caused by the hostile Nagas in the border areas of Assam damaging life and property; if so, what steps are taken to put a stop to these damages?

Shri Jawaharlal Nehru: We are not aware of large-scale depradations. We are aware certainly of some rather petty incidents, I would not call them large-scale at all The normal action taken about them should be by the Assam police It is a police matter.

Shri Hem Barua: The statement says that there were three incidents recently, but it has omitted a very important incident in the north-eastern part of Manipur where a convoy was attacked and eight vehicles were looted by the hostile Nagas. It was on the 3rd October, and I am surprised to find that this has been omitted.

Shri Jawaharlal Nehru: It is conceivable, I cannot say definitely, I do not know how the question is worded, but perhaps Manipur was not included, and therefore we thought Manipur was out of it, but I am not sure.

Shri Hem Barua: But this is hostile activity and depradation.

Shri Jawaharlal Nehru: Maybe. It referred to Naga Hills Tuensang unit, and Manipur being a different area completely, probably it was not included.

Shri Hem Barua: Then I come to my first question. When I mentioned large-scale damages in the border areas, I meant Manipur also because that is also a border area, and as I have particularly mentioned, in this incident a convoy was attacked and eight trucks were looted by the hostile Nagas.

Shri Jawaharlal Nehru: The hon. Member referred to Assam if I remember rightly, and my answer was to Assam. In Manipur, apart from the fact that there has been looting on one or two occasions, as it was not mentioned at all in this, I cannot give the precise figures.

Shri Hem Barua: In view of this...

Mr. Speaker: Coming from that area, if the hon. Member felt that there was such a serious situation, he could have tabled a question himself. Members from all other parts of India have joined in this question, the hon. Member's name does not appear.

Shri Padam Dev.

Shri N. R. Munisamy: 1031 may also be taken up with this.

Mr. Speaker: Yes.

ऊन तैयार करने के केन्द्र

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*९९७ { श्री पद्म देव ;
श्री रा० च० माझी :

क्या वाणिज्य तथा उद्योग मंत्री यह बताने की कृपा करवे कि :

(क) क्या वर्ष १९५८–५९ में ऊन तयार करने के केन्द्र स्थापित करने की योजना अन्तिम रूप स तैयार हो गई है ;

(ख) यदि हा, तो उसका व्यौरा क्या है; और

(ग) ये केन्द्र कहा कहां बनाये जायेंगे और इन्हें स्थापित करने में अब तक क्या प्रगति हुई है।

उद्योग मंत्री (श्री [illegible]) : (क) से (ग) एक विवरण सभा की मेज पर रखा जाता है।

विवरण

ऊन तैयार करने का केन्द्र

(क) ऊन तैयार करने का केन्द्र स्थापित करने की योजना की मंजूरी भारत सरकार ने जुलाई १९५६ में दी थी।

(ख) उक्त योजना को मद्रास तथा मैसूर राज्य की सरकारो ने मिलकर प्रस्तुत किया था। योजना की अनुमित लागत १३,१०,२५० रु० है जिसे मद्रास और मैसूर की राज्य सरकारें तथा केन्द्रीय सरकार बराबर बराबर उठायेंगी। योजना को मद्रास सरकार क्रियान्वित कर रही है। नका उद्देश्य ड्रेजेट बनाने के लिये अच्छी किस्म का ऊनी तागा मुहैया करना है। अनुमानित लागत का व्यौरा निम्न है :—

(१) इमारत की लागत	४,२०,२५० रु०
(२) मशीनों की लागत	५,९०,००० रु०
(३) संचालन पूजी	३,००,००० रु०
योग :	१३,१०,२५० रु०

भारत सरकार ने १९५८–५९ के साल मे २ लाख रु० अनुदान के रूप में दिया है।

(ग) यह केन्द्र विनामगलम् (उत्तरी अर्काट जिले) मे स्थापित किया गया है। इमारत का निर्माण हो चुका है और आवश्यक मशीनें प्राप्त करने में भी कुछ प्रगति हुई है। इस केन्द्र पर ३०–९–१९५८ तक ५,३०,७९३ रु० खर्च किया जा चुका है। आशा है कि केन्द्र अप्रैल, १९५९ तक चालू हो जाएगा।

Wool Processing Industry

*1631. **Shri N. R. Muniswamy:** Will the Minister of Commerce and Industry be pleased to state:

(a) what is the progress so far made in the wool processing industry in North Arcot District (Madras State);

(b) what is the estimated cost of this project and the target of production;

(c) whether similar ancillary industry to serve as feeder to this industry is under consideration of Government;

(d) if so, where it is to be located; and

(e) whether any proposal has been received to locate a similar industry in Walajapet town in North Arcot District of Madras State?

The Minister of Industry (Shri Manubhai Shah): (a) to (e). A statement is laid on the Table of the House.

STATEMENT

(a) The construction of the buildings for the Wool Processing Centre at Vinnamangalam, North Arcot District has been completed. Equipment and machinery to the tune of Rs. 1,50,000 have been purchased and the erection work is expected to be completed by the end of December, 1958. The Centre is expected to start functioning by April, 1959.

(b) The estimated cost of the scheme is Rs. 13,10,250. The target of production is to process tannery wool for the production of 30,000 square yards of druggets.

(c) No, Sir.

(d) Does not arise.

(e) Yes, Sir. A proposal for the location of a Wool Processing Centre at Walajapet had been received and considered before deciding on its location at Vinnamangalam.

Mr. Speaker: The nature of the questions is such. They will read the statements at leisure.

Some hon. Members rose—

Mr. Speaker: Yes, Shri Dasappa.

Shri Dasappa: May I know whether it is not a fact that this scheme has been in the offering for over eight years? We are just told that the building is ready. Why is it that the plant and machinery have not yet been installed?

Shri Manubhai Shah: This is a scheme which is part of an overall scheme for development of the wool industry in South India. So, the ideas of different schemes did originate before a long time, but the practical steps were taken only in 1956. Since then land had to be acquired by the Madras Government. Now the land has been acquired, and the building has been completed. Machinery worth about Rs. 1,50,000 has been already procured, and the centre will start production on 1st April, 1959.

Shri Dasappa: The estimated cost of the machinery is about Rs. 5 lakhs out of the total project cost of Rs. 13 lakhs, and the hon. Minister says only Rs. 1½ lakhs machinery has been ordered. What has happened to the rest, and how will it be able to go into production if all the plant and machinery are not there?

Shri Manubhai Shah: Only the amount of machinery received is Rs. 1½ lakhs The rest is coming. Orders have been placed for everything. Now all the processing and everything is ready and it is expected that the centre will go into full-fledged production by 1st April, 1959.

श्री पद्म देव : क्या माननीय मंत्री जी को यह मालूम है कि हिमाचल प्रदेश, कुल्लू और गढ़वाल के पहाड़ों में बहुत ज्यादा ऊन होती है और इस लिए क्या वहा के लिए भी कोई ऐसी योजना है— क्या वहा भी एक ऐसा सेन्टर स्थापित किया जायेगा ?

श्री मनुभाई शाह : जहां तक इस सेन्टर का ताल्लुक है यह पहला प्रोजेक्ट्स

सेन्टर होगा, जिस के द्वारा टैनरी वूल को प्रासेस किया जायेगा, जिस से कि साउथ इंडिया की वूलन इडस्ट्री को अच्छी तरह से मदद मिल सकेगी । जहां तक माननीय मंत्री के हिमाचल प्रदेश के लिए कहने का सवाल है, उस के लिए सरकार ने काफी कोशिश की है । अभी फिलहाल हम शाडी वूल स्पिनिंग प्लान्ट स्थापित करने के बारे में विचार कर रहे हैं और शायद वह मन्जूर हो जाये ।

श्री पद्म देव : क्या माननीय मंत्री जी को मालूम है कि जोगिन्दर नगर में बहुत सालो से एक मशीन पडी हुई है, जिस पर लाखो रुपया खर्च किया हुआ है ? वह वहा पर बेकार जमीन को रोके हुए है। क्या उस ऊन की मशीन का कुछ उपयोग किया जायेगा ?

श्री मनुभाई शाह : हर एक मशीन का उपयोग किया जा सकता है । जहा कोई मशीन पडी हो और उस का कोई इस्तेमाल न किया जा रहा हो, तो हम उस को इस्तेमाल करने के लिए तैयार है । लकिन सारे हिन्दुस्तान की सब मशीनरी को भारत सरकार इस्तेमाल नही कर सकती है । इस सम्बन्ध में मेम्बर साहब उस इलाके की एडमिनिस्ट्रेशन से मिलें, जहा से कि वह आते है । हम भी उस से बात करेंगे और उस मशीन को इस्तेमाल किया जा सकता है ।

श्री पद्म देव : माननीय अध्यक्ष जी, हिमाचल सरकार तो सेन्टर का ही हिस्सा है ।

श्री मनुभाई शाह : सरकार तो सभी जगह एक ही है, फिर भी एडमिनिस्ट्रेशन अलग है । यह उन की जिम्मेदारी है। हम भी उन को कह सकते हैं और मेम्बर साहबान भी कह सकते है ।

Mr. Speaker: यह प्रश्न किस से पूछना चाहिए ? Himachal Pradesh has no separate legislature now The hon. Minister must take time to answer this question Otherwise, there is no use shirking responsibility.

Shri Manubhai Shah: Sir, I am not shirking responsibility. I am suggesting that every machine lying in every part of India cannot be run by the Central Government Therefore, we will take up the matter with the Himachal Pradesh administration and try to see that the machine is put to use Similarly, hon. Members can also draw the attention of the local administration because they are familiar with the area.

Shri R. C. Majhi: May I know how much of the estimated cost is to be borne by the Centre and the States?

Shri Manubhai Shah: Fifty-fifty.

Shri Tangamani: I find that the target of production for the wool processing centre which is going to be started at Vinnamangalam in North Arcot District is 30,000 square yards of druggets May I know whether the tannery wool which is required will be taken from the adjoining area of Mysore, as also from North Arcot, Trichy and Madura Districts, or only from North Arcot District?

Shri Manubhai Shah: The whole of South India.

Shri C. R Pattabhi Raman: I take it Government are referring to tannery wool. Are they taking any steps with regard to sheared wool from living animals?

Shri Manubhai Shah: Yes, that is the major raw material on which the raw wool industry is based. This was a particular type of inferior wool which was being wasted. So, we will reprocess it and make it more useful and utilise it for the drugget industry.

श्री अ० मु० तारिक : क्या हुकूमत को यह इल्म है कि ऊन की पैदावार बढ़ाने के लिए काश्मीर का मौसम बेहतरीन है और जब कि हम लाखों रुपए की कीमत की भेंगोरा वूल बाहर से हिन्दुस्तान में लाते हैं, तो क्या हुकूमत के पेशे-नजर कोई ऐसी तजवीज है कि भेंगोरा गोट को ला कर काश्मीर में ऊन की पैदावार बढ़ाई जाये ?

श्री मनुभाई शाह : काश्मीर के लिए भी कोशिश की जा रही है । चूंकि यह सवाल सिर्फ वूल प्रासेसिंग सेन्टर का था, इसलिए जवाब भी इसी बारे में दिया गया है । जैसा कि यह हाउस जानता है, हम सारे हिन्दुस्तान की वूल इंडस्ट्री के लिए स्कीम बनाते हैं । हम वूल लूम्ब, टाप वूल शाडी वूल वगैरह हर किस्म की वूल को बढ़ाने में मदद करते हैं ।

Shri N. R. Munisamy: Before starting this centre, in 1950 itself the Government had assurerd the people that another wool processing centre would be located at Walajapet, and it was said that it would start very soon. May I know how long it will take?

Shri Manubhai Shah: Firstly, the experience of this centre will have to be taken into consideration before any expansion in that direction is contemplated, but I can assure the House that we are really keen on developing every small and cottage industry in the country, and wherever there are possibilities, we take them into consideration and gradually go ahead.

श्री अब्दुल वहाब : श्रीमन्, अभी माननीय मंत्री जी ने इस प्रश्न के उत्तर में बताया कि हिमाचल के क्षेत्र में भी जहां काफी ऊन होती है, इस तरह के प्रोसेसिंग सेन्टर स्थापित करने पर विचार किया जा रहा है । मैं जानना चाहता हूं कि कौन कौन से स्थानों पर वह सेन्टर स्थापित करने का विचार किया जा रहा है और कब तक इस सम्बन्ध में अन्तिम निर्णय हो जायगा ।

श्री मनुभाई शाह : मैं समझता हूं कि मेरे कहने में या माननीय सदस्य के सुनने में कुछ गलतफहमी हुई है । जहां तक वूल प्रासेसिंग सैंटर का ताल्लुक है वह तो साउथ इंडिया में ही लग सकता है क्यों ज्यादा टैनरी वूल वहा होती है । जहां तक उस प्रदेश का ताल्लुक है जहां से माननीय सदस्य आते है वहा पर तो और अच्छी किस्म की वूल होती है जिस को हम प्रासेस कर रहे है और वह काफी बडी मात्रा में एक्सपोर्ट भी हो रही है और उससे काफी लोगो को रोजी भी मिली हुई है । उस की हम अलग अलग तरीकों से इमदाद कर रहे है ।

Shri Dasappa: May I know whether, in order to make good use of this processed wool, at the Centre, the Government is thinking of setting up an organisation for designing and ensuring quality products.

Shri Manubhai Shah: Yes, Sir. In this centre, every action will be taken to set up proper designs so that standard quality wool is supplied and the druggets produced are of good quality.

Accident in North Kujama Colliery

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*998. **Shri S. M. Banerjee:**
Shri D. C. Sharma:
Shri Raghunath Singh:
Shri Bose:
Shri Subiman Ghose:
Shrimati Mafida Ahmed:

Will the Minister of **Labour and Employment** be pleased to state:

(a) whether it is a fact that the North Kujama Colliery, in October,

1958 the roof collapsed during depillaring operations in a thick coal seam,

(b) if so, the causes of accident,

(c) the number of miners killed and injured, separately;

(d) the compensation paid to the affected families, and

(e) whether any enquiry has been or is proposed to be held to enquire into the causes of the accident?

The Deputy Minister of Labour (Shri Abid Ali): (a) Yes

(b) Extraction of a pillar in the bottom section of a seam lying at a depth of about 175 feet below the surface was going on when the roof fell in the top section goaf This destroyed the parting between the top and the bottom sections and all the eight persons working in the bottom section were entrapped

(c) Seven miners were killed and one injured but he, too, died after a week

(d) Payment of compensation is governed by the Workmen's Compensation Act which is administered by the State Government Particulars in regard to the amount actually paid are not available

(e) An enquiry was held into the accident by the Mines Inspectorate on the 10th and 11th October, 1958

Shri S M Banerjee: May I know whether any ad hoc compensation was paid, whether any amount of Rs 200 or 300 or 500 to the family of each of the workers was paid by the colliery people?

Shri Abid Ali: Yes The Coal Mine Welfare Fund paid some amount and also the employers

Shri S M Banerjee: May I know whether the report has been finalised or is being finalised and whether it will be laid on the Table of the House?

Shri Abid Ali: This enquiry was conducted by the Inspector and it has been finalised, of course There is no intention of placing it on the Table of the House

Shri S. M. Banerjee: Eight people have been killed in this accident Why the Inspector alone should do it? Why not a judicial enquiry?

Mr. Speaker: What is the difficulty in placing the report?

Shri Abid Ali: We will consider

Mr. Speaker: He will consider if he can place it on the Table of the House if there is nothing top-secret

Shri S. M. Banerjee This is just performing the last rites

Mr Speaker: He will place it on the Table of the House

Shri P. C. Bose: De-pillaring is a very dangerous process Accidents can be avoided by having a sufficient number of props For economy's sake, they do not use sufficient number of props May I know whether in this case, this thing happened?

Shri Abid Ali: This enquiry report said that it was only an accident This mine was inspected 7 times during this year The opinion of the Inspector is that there was nothing wrong there

Shri Joachim Alva: I often ask the Minister whether our safety devices are up to the international standard or convention and I would like to ask him whether he can lay a statement on the Table stating whether our standards are up to the international standard or not?

Shri Abid Ali: As the hon. Member is also aware, we have appointed a Committee with regard to devising more safe working in mines This committee is meeting again perhaps next month As soon as its decisions are finalised, we will place the report before this House

Shri Jaipal Singh: In view of the fact that this inspection has been done by the Mines Inspector, would the Government consider the advisability

of always appointing a committee of enquiry, that is independent of the Mines Department because the Mines department are involved It may be their oversight, under-inspection or no inspection at all Would they consider that in every accident of this sort, they will see to it that an independent enquiry is made?

Shri Abid Ali: Not every accident In case of major accidents only, an enquiry committee is appointed.

Shri Jaipal Singh: What is a major accident?

Shri S. M. Banerjee: What is the definition of a major accident?

Shri Abid Ali. This is not considered as major

Shri S. M. Banerjee: Eight men have been killed (*Interruptions*)

Mr. Speaker: Order, order Hon. Members evidently want to know if how many people are killed, it will be considered as a major disaster

Shri Abid Ali: Large numbers This was only a case in which 8 persons were involved

Some Hon. Members: Only eight?

The Minister of Labour and Employment and Planning (Shri Nanda): The first question was whether our standards diverge from the international standard We had some time back amended the provisions of the law on the subject and brought them in line with the international standard Still we have now a committee of experts of every kind working on this problem and fresh recommendations are coming for any improvements that would be needed As for the enquiry, whenever there is any accident which involves death of a considerable number of persons, we certainly have an enquiry Where the circumstances give the least indication that there are some abnormalities, we should have an enquiry of that kind which the hon. Members have suggested.

Shri Tridib Kumar Chaudhuri: I only wanted to ask if the report of the Mines Inspector that the Government has got says something on this particular point that sufficient number of props were used and there was no dereliction on the part of the Mine Co in that regard.

Shri Nanda: Yes The report does say so Since 1947, the history of the work of the colliery has been very good There have been very few accidents there and the management is supposed to be doing its part well. That is the record. In this particular case also, the report is that they did not find anything of an abnormal character There were several inspections just before that in a short period by the department also Since the hon Members are interested in this subject, I think we will have a further look into this matter.

Shri P. C Bose: Sand stowing being the only device to avoid accidents in the case of de-pillaring operations, may I know whether the Government has any proposal to introduce compulsory sand stowing in all cases of de-pillaring?

Shri Nanda: We shall bring this matter also before the committee which is handling this question of further recommendations, on this subject

Drug Plant in India

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*999. **Shri Shree Narayan Das:**
Shri Anirudh Sinha:
Shri Aurobindo Ghosal:

Will the Minister of **Commerce and Industry** be pleased to state·

(a) whether it is a fact that M/s Johnson and Johnson Company of the U S A has been allowed to set up a drug plant in India,

(b) if so, whether there will be any Indian participation in its capital;

(c) if so, the extent of Indian participation; and

(d) the nature of products that would be manufactured and the amount of production?

The Minister of Industry (Shri Manubhai Shah): (a) and (d). Messrs. Johnson and Johnson have been allowed to set up a plant for the manufacture of certain surgical, hospital and industrial products indicated in the statement which is placed on the Table of the House. [*See* Appendix IV, annexure No. 30]

(b) Yes, Sir.

(c) 25% of the share capital.

Shri Shree Narayan Das: May I know whether this plant will come into operation in the near future?

Shri Manubhai Shah: It has already gone into production

Shri Shree Narayan Das: May I know how the prices of the articles manufactured here will compare with the prices of the things coming from other countries?

Shri Manubhai Shah: It is yet only three months it has gone into production From whatever data we have, they compare favourably The quality is of the highest standard

Shri Anirudh Sinha: I want to know whether Messrs Johnson and Johnson was the only company which sought the permission of the Government of India for establishing a drug plant in this country I also want to know the number of years they have been in this line of drug production in their country of origin.

Shri Manubhai Shah: There are two other companies which have been licensed in the same line which are totally Indian companies That makes it three As for Messrs Johnson and Johnson, they are a world reputed firm in this particular line—not in drugs direct, but in surgical and hospital instruments, tooth brushes, various types of adhesive tapes and baby powders and baby products Their quality is the best If I am not mistaken, the firm is about 68 years old.

Shri Anirudh Sinha: May I know whether the company will manufacture only those surgical equipment and drugs as are contained in the statement or they would also manufacture those surgical equipments and drugs as are being manufactured by our indigenous units and if so, how far it would affect our indigenous production?

Shri Manubhai Shah: As the House is aware, under the Industries Act, every item to be licensed comes before the Government. No individual unit in the industry can establish new capacity without the permission of the Government I can assure the hon. Member that what we have sanctioned will only be produced by the firm. Any expansion or new line or lines of production can be considered on merits Every time we consider a case on merit, we look into the case whether it will affect adversely or otherwise the existing or future industries that would come into being

Shri Aurobindo Ghosal: What is the Indian participation and where is the site fixed?

Shri Manubhai Shah: Messrs. Kishore Premchand are participating to the extent of 25 per cent

Mr. Speaker: Where?

Shri Manubhai Shah: It is in Bombay

Shri Jaipal Singh: In view of the fact that five drug and pharmaceutical projects are under negotiation with the USSR, may I know whether Government have taken any decision in regard to the approach made by the UP Government that 4 out of these five drug and pharmaceutical projects should be located in UP?

Shri Manubhai Shah: Firstly, if I may submit, this is a question of a very limited nature, which deals only with adhesive tapes and various other types of hospital and other surgical instruments As to what the hon.

Member has asked, namely whether the UP Government have asked for the establishment of four of the five USSR drug projects in their State, I may humbly submit that no such representation has been made, excepting this that every State Government, including the Government of U.P, is very keen that one or more of these plants should be established in their State

Shri Ranga: Is there any substance in the suggestion or the observation that there is a possibility of establishing or locating four out of these five concerns in UP alone?

Shri Manubhai Shah: There is always every possibility of practically establishing any plant anywhere, but the economics of the plants have got to be gone into in detail, such as the availability of raw materials, the proximity of the consuming markets, and various other things, in addition, the regional distribution of heavy industries in a federal country like India has also to be borne in mind

Some Hon. Members rose—

Mr. Speaker: That is a matter of general policy

Shri Jaipal Singh: We would like to know how the economics can in any way be altered in view of the fact that all the raw materials are in UP, in the *terai* and other hilly areas

Mr. Speaker. The hon Member is arguing for UP

Shri Manubhai Shah: May I submit Sir, that there is not only the alkaloid project There are five projects which are based on synthetic drugs, that is, vitamins and thiazoles, then, there are alkaloids, there are surgical instruments, there are cortisones and hormones So, the hon Member's information is correct, as far as the alkaloid part is concerned, and even there India as a whole is rich in different parts of the country in natural alkaloids from natural herbs

Workers in Rayon Factories

*1060. **Shri T. B. Vittal Rao:** Will the Minister of Labour and Employment be pleased to refer to the reply given to Starred Question No 1152 on the 21st March, 1958 and state:

(a) whether Government have since received the report of the survey undertaken to study the deleterious effect on the health of workers in rayon factories;

(b) if so, whether Government have examined the same, and

(c) when action is likely to be initiated in the matter?

The Parliamentary Secretary to the Minister of Labour and Employment and Planning (Shri L. N. Mishra): (a) No

(b) Does not arise

(c) As soon as the report, which is under print, is received

Shri T B. Vittal Rao: May I know what comes in the way of the finalisation of this report, in view of the fact that there are only a very few thousand workers working in this industry?

The Minister of Labour and Employment and Planning (Shri Nanda): The report has been finalised, it is under print As soon as copies are received, the same will be examined and considered

Shri Assar: May I know whether Government are aware that the residents nearabout the rayon factory are also experiencing difficulties due to the gas and smoke of the factories, and if so, what action is going to be taken by Government in this matter?

Shri Nanda: This will all arise out of consideration of the report

Shri Radhelal Vyas: May I know whether it is a fact that the deleterious effect on the health of the workers is most in the rayon factories where rayon staple is manufactured, and also how many such rayon

staple manufacturing factories are there in India?

Shri L. N. Mishra: There are about 37,000 people in the four rayon factories about whose conditions inquiry has been made, and it is a fact that there has been a bad effect on the health of a large number of labourers, and, therefore, the inquiry was started; and we expect better results from the report of the inquiry committee.

श्री रा० ध० वर्मा : क्या श्रीमान् यह बताने की कृपा करेंगे कि कोई ऐसी शिकायत आई है कि नागदा रयन फैक्ट्री के सी० एस० २ में काम करने वाले वर्कर्स की ज्ञानेन्द्रियों ने काम करना बन्द कर दिया है ?

श्री ल० ना० मिश्र : काम बन्द करने की शिकायत तो नहीं आई, लेकिन फैक्ट्रियों में मजदूरों की हालत अच्छी नहीं है । इसके लिये जांच हुई थी और उन की हालत सुधरने वाली है ।

Shri V P. Nayar: The hon. Minister stated that a large number of workers were found to have had a deleterious effect on their health by working in these plants. May I know whether Government have as yet any idea of the nature of the occupational disease, and if so, what it is?

Shri Nanda: That was the object of conducting the study, namely, to find out the nature of the diseases, and their effect on the health of the workers.

Shri V. P Nayar: I only wanted to know the name of the occupational diseases.

Shri Nanda: They have been given in the report.

Shri V. P. Nayar: Even the name of the disease has not been given.

Mr. Speaker: Hon. Members will look into the report.

Sericulture Industry

*1001. **Shri N. Keshava:** Will the Minister of Commerce and Industry be pleased to state

(a) whether any Committee was appomted to go into the question of conditions of service of labour engaged in sericulture industry;

(b) if so, whether it has submitted any report; and

(c) what steps, if any, are being taken to implement the recommendations of this report?

The Minister of Industry (Shri Manubhai Shah): (a) to (c) The Central Silk Board had set up a Committee to go into this question. The Committee has already submitted its report which is being considered by the Board.

Shri Keshava: May I know whether this report has been placed before the Central Silk Board for its consideration and scrutiny?

Shri Manubhai Shah: Yes, Sir

Shri Keshava: When was that done?

Shri Manubhai Shah: That was done before four months

Shri Jaipal Singh: May I know whether this committee visited Assam, Orissa and South Bihar?

Shri Manubhai Shah: Yes; the hon. Member who has tabled the question was the chairman, and we had the privilege of getting his advice on this report

Shri Tridib Kumar Chaudhuri: May I know whether Government have made any enquiry as to what proportion of the workers engaged in the sericulture industry are self-employed workers or are under private employers?

Shri Manubhai Shah: These different aspects have been gone into by

the committee, and I would merely request that we may await the recommendations of the Silk Board on the report, and Government's decision thereon, which would be laid on the Table of the House.

Export of Shoes

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*1002. **Shri R. C. Majhi:**
Shri N. R. Munisamy:
Shri Raghunath Singh:
Shri Anirudh Sinha:

Will the Minister of **Commerce and Industry** be pleased to refer to the reply given to Starred Question No. 1194 on the 12th September, 1958 and state:

(a) whether the orders for the supply of shoes to Russia and Poland have since been complied with;

(b) if so, how many pairs of shoes have so far been exported to Russia and Poland this year;

(c) whether any repeat orders have been received from these countries and if so, for how many pairs and the value thereof;

(d) whether any negotiations are going on with any other countries for the supply of boots and shoes and if so, with whom; and

(e) the number of shoes to be supplied and the value thereof?

The Minister of Commerce (Shri Kanungo): (a) and (b). Orders placed by Russia in 1956 and 1957 of about 9 lakh pairs of shoes have been mostly complied with except for a small quantity of about 6,000 pairs. Deliveries against the 1958 contract of roughly 2½ lakh pairs are yet to be made.

Against the order of about ½ a lakh pairs placed by Poland in 1957, one shipment of about 21,000 pairs has already been made and the balance of the order has been cancelled.

(c) Russia has placed a further order for 2½ lakh pairs of shoes recently. No orders have been placed by Poland in 1958.

(d) and (e). Yes, Sir. Negotiations are in progress for the supply of shoes to G.D.R., Bulgaria and Yugoslavia to whom the samples have been sent for approval. A trial order of shoes valued roughly at Rs. 1½ lakhs has been placed by G.D.R. This contract also is under execution.

Shri R. C. Majhi: May I know what percentage of the orders was executed through the small-scale units?.

Shri Kanungo: Roughly 50 per cent.

Shri R. C. Majhi: May I know whether the shoes that were returned from the USSR have been disposed of by the State Trading Corporation, if so, the loss incurred therein?

Shri Kanungo: Some shoes were rejected shoes, and they are being disposed of. The matter is under negotiation with other countries, and after the negotiations are completed, it will be settled whether they will be sold in the country or not.

Shri N. R. Munisamy: May I know what steps have been taken by Government to overcome the shortcomings experienced by this corporation, and also whether it is a fact that the shoes that have been returned from Russia refer to cases of shoes for only one leg, that is, mispairing of shoes?

The Minister of Industry (Shri Manubhai Shah): If I might explain, the rejection of these shoes primarily was not as a result of any fall in quality or of any defects in the shoes themselves. Originally, the USSR wanted shoes of a certain type, and we tried to conform to it. But, later on, for certain varieties, they wanted another type, which we could not naturally produce at short notice. The Governments of both the countries have been fully co-operative, and helping us so that the small portion which has a standard different from the standard required by them could

be utilised in their own countries At our end, we are trying to introduce the quality marking scheme in the small-scale industry, particularly, in centres like Agra, Kanpur and various other major centres producing leather goods and shoes on a small-scale industry basis, so that the standard quality is maintained in order to promote greater and greater exports of this very valuable foreign exchange earning commodity

Shri Aniruddh Sinha: May I know the number and value of the surplus stock of shoes with the National Small Industries Corporation as on 31st October last, and how they are proposed to be disposed of?

Shri Kanungo: There are shoes from various concerns and in the different contracts, shipments are still due Whether there is any surplus or not will be decided when the 1958 contracts are completed

Shri Thimmaiah: May I know whether any facilities are provided to the co-operative societies to get these orders and comply with them?

Shri Manubhai Shah It is the intention of the Government to give greater and greater preference to and buy from the small-scale industries and particularly co operative shoe manufacturers Therefore I can assure the hon Member that if any co-operative society came forward to sell its shoes to the STC or NSIC, we shall give them preference

Shri M R. Krishna: What portion of the order now on hand will be executed through the small and cottage industries and what portion by the other industries?

Shri Manubhai Shah: Nothing can be anticipated in this respect We always give preference to small industries and are giving larger and larger proportion Even in the original contract, out of six lakhs pairs about 3¼ to 4 lakhs have been purchased from the small-scale industries and only 2 to 2½ lakhs from the bigger producers

Shri Braj Raj Singh: May I know whether it is a fact that the major part of the factory made shoes was from the Bata Shoe Company and if so what was the percentage?

Shri Kanungo: There was none from the Bata Shoe Company

Shri Mahagaonkar: How many co-operative societies have so far supplied shoes to Russia?

Shri Kanungo: The contract is entered into by the National Small Industries Corporation It obtains its goods from co-operative societies as well as other small producers in various centres Therefore, it is not possible to give the break-up of the various sources from which shoes are purchased The responsibility for purchasing and delivering the goods are taken by that Corporation which has been specially designed to help the co-operatives and small entrepreneurs

Shri K. N. Pandey: May I know whether some of the big concerns which had undertaken this work of preparing shoes instead of preparing their own shoes have given them to some small shopkeepers to prepare them and that is why the quality has gone down and because of that most of the shoes have been refused by the Russians?

Shri Manubhai Shah: If I may say so the inference is not quite correct Firstly, as I have already said, the quality of the shoes was by and large not sub-standard We take extraordinary precaution in relation to this as this is a promising line in which the exports could be accelerated Therefore I should like to assure the House that no such thing is happening If in some cases, the manufacturer whose shoes are purchased by the NSIC gives a sub-contract and gives us the standard goods, I would submit Sir that there is nothing wrong in it

Shri M R. Krishna: May I know whether there is any negotiation going on between the Government of India

and the Russian Government in fixing the price since the prices of shoes are high in Russia?

Shri Kanungo: We sell shoes to any organisation which comes forward. We do not care what price they sell at.

Shri V. P. Nayar: I want to know why supplementaries are answered by one Minister once and by another Minister at another time. What is the division of labour between them?

Mr. Speaker: No, no. All the hon Members may expect to get information; generally, collectively and individually, the Ministers will answer.

Shri Jaipal Singh: Sir, the hon Minister has been pleased to say that the Government is not interested in at what price the commodity we sell is sold elsewhere Is that the economic policy of the Government?

Shri Kanungo: It is not the economic policy. There is the State Trading Corporation. If it is satisfied and if it gets a good price, it does not go into the question how matters are disposed of. The hon Members are aware that the retail trade in the purchasing country, the USSR is a monopolistic party. Therefore, we do not show any interest in it

Mr. Speaker: What all the hon Member wants to know is this If a higher price is got from that country, why not we have a share in it?

Shri Kanungo: It is an internal matter of that country where monopolistic trade is prevalent and we, therefore, do not show any interest in it because we are concerned with them as our customers.

Mr. Speaker: Then, why not the hon. Minister say that we cannot get a share of it? Next question.

प्रैस परिषद् की स्थापना

*१००४. { **श्री भक्त दर्शन :**
श्री नवल प्रभाकर: } +

क्या सूचना और प्रसारण मंत्री १४ नवम्बर, १९५७ के तारांकित प्रश्न संख्या १६१ के उत्तर और उनके द्वारा ७ अप्रैल, १९५८ को सभा में दिये गये वक्तव्य के सम्बन्ध में यह बताने की कृपा करेंगे कि प्रैस परिषद् की स्थापना करने की दिशा में इस बीच क्या प्रगति हुई है ?

सूचना और प्रसारण मंत्री (डा० केसकर) प्रैस कौंसिल की स्थापना के सम्बन्ध में अभी आगे कोई प्रगति नहीं हुई है ।

श्री भक्त दर्शन : मैं यह जानना चाहता हूं कि इस समय इस बारे में जो स्थिति है, उसके आधार पर क्या माननीय मंत्री यह बताने की कृपा करेंगे कि देर से देर कब तक इस बारे में फैसला हो सकेगा ?

डा० केसकर इसके बारे में मैं कोई निश्चित वचन नहीं दे सकता । एक पिछले प्रश्न के जवाब में मैंने माननीय सदस्य को बताया था कि इस सम्बन्ध में जब तक जो दोनों दल हैं, प्रोपराइटर्स और वर्किंग जनरलिस्ट्स, उन में इस बारे में कोई एक राय होने की आशा नहीं है और जब तक उन दोनों में कोई समझौता नहीं हो जाता तब तक हम आगे कोई कदम नहीं उठायेंगे ।

श्री भक्त दर्शन : चूंकि समाचारपत्र जगत में यह जो दो विभिन्न दल हैं उनके बीच में कोई समझौता नहीं हो पा रहा है अतः मैं जानना चाहता हूं कि क्या इन दोनों दलों में आपस में समझौता कराने का कोई प्रयत्न किया गया है या प्रयत्न करने का विचार किया जा रहा है ?

डा० केसकर: : अपने पिछले प्रयत्न में हम सफल नहीं हुए और अब हम और प्रयत्न करने की नहीं सोच रहे हैं ।

श्री नवल प्रभाकर : क्या मैं मंत्री महोदय से जान सकता हूं कि जब दोनों दलों में समझौता हो जायेगा तब इस प्रैस कौंसिल की स्थापना में कितना समय लगेगा ?

डा० केसकर : पहले समझौता होने दीजिये फिर वह बहुत जल्द बन जायेगी ।

Shri Joachim Alva: We are in the third year after the publication of the report of the Press Commission (*An Hon. Member*: Fourth year). I am subject to correction. May I know why the Government is delaying in the matter of setting up a Commission? Is it due to the non-co-operation of half a dozen leading newspapers?

Dr. Keskar: If the hon Member takes care to see the replies given many times regarding this question, he will find that as long as we do not find any possibility of the opinion of the working journalists on the one hand and the proprietors on the other regarding this question coming nearer each other, we do not want to take a step in this matter because this is a measure in which the Government is only coming to help these bodies. It is going to be for their use. If they themselves are holding violently different opinions, we do not feel any useful purpose will be served by our enacting any such legislation.

Shri Mahanty: In view of the fact that this Press Council is being patterned after the UK Council, why is the Indian Press Council going to be given a statutory character whereas in the UK it is not like that?

Dr. Keskar: The hon Member has given his own answer The proprietors are of the opinion of the hon Member and that is where the difference lies between the working journalists and the proprietors

Shri Mahanty: My question is why the Indian Press Council is going to be conferred a statutory character and why it cannot be non-statutory?

Dr. Keskar: The hon. Member has read the Press Commission's Report It is in pursuance of the report that the Government made an attempt assuming that both parties were in a sufficient measure agreeable to it.

श्री भक्त दर्शन : श्रीमन् सन् १९५६ में माननीय मंत्री ने राज्य सभा में एक विधेयक रक्खा था जो कि वहां स्वीकृत भी हो गया था । उसी बीच में पुरानी लोक-सभा भंग हो गई । मैं जानना चाहता हूं कि क्या मंत्री महोदय उसी तरह का विधेयक यहा लाने का विचार कर रहे हैं ताकि उसके बाद दोनों दलों के बीच में समझौता कराने का प्रयत्न किया जा सके ?

डा० केसकर फिलहाल हम कोई ऐसी बात नही सोच रहे हैं ।

स्वर्गीय रास बिहारी बोस की भस्म

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*१००५. { **श्री विभूति मिश्र:**
श्री सुविमल घोष :

क्या **प्रधान मंत्री** यह बताने की कृपा करेंगे कि

(क) क्या यह सच है कि विदेश सचिव ने जापान की अपनी हाल की यात्रा में स्वर्गीय रास बिहारी बोस की भस्म प्राप्त करने का प्रयत्न किया था ; और

(ख) यदि हा, तो क्या वे अपने प्रयास मे सफल हुए ?

वैदेशिक कार्य मंत्री के संभासचिव (श्री (सादत अली खां)) : (क) और (ख). जी हा । विदेश सचिव ने स्वर्गीय श्री राम बिहारी बोस की सुपुत्री, श्रीमती हिगूची से भस्म के एक अश को भारत लाने के विषय मे बातचीत की थी । श्रीमती हिगूची इस पर तैयार हो गई हैं कि वे भस्म को खुद लेकर कलकत्ता आएगी और गैर सरकारी तौर पर बनी रास बिहारी बोस समारक समिति को सौंप देंगी । उनके आने की ठीक तारीख अभी तक तय नही हो पाई है ।

Some hon Members: In English.

The Parliamentary Secretary to the Minister of External Affairs (Shri Sadath Ali Khan): (a) and (b). Yes,

Sir. The Foreign Secretary discussed with Mrs. Higuchi, daughter of the late Shri Rash Bihari Bose, the question of getting a portion of the ashes to India. Mrs. Higuchi has agreed to bring the ashes to Calcutta herself and hand them over to the non-official Rash Bihari Bose Memorial Committee. The exact date of her visit has not yet been settled

श्री विभूति मिश्र मैं जानना चाहता हूं कि क्या उस भस्मी का कुछ अंश दिल्ली में भी रखा जायेगा ताकि यहां पर जो सारे देश से लोग आते हैं वे भी उसको दर्शन प्रणाम कर सकें ?

प्रधान मंत्री तथा वैदेशिक कार्य मंत्री : (श्री जवाहर लाल नेहरू) जी नहीं, हम इसको पसन्द नहीं करते कि हर जगह इस किस्म के मंदिर बनाये जायें ।

Raja Mahendra Pratap: I am deeply interested in this question, because he was my colleague. I believe that Government is not doing him the honour which he deserves I just want to know whether the ashes are being brought from Japan in a cruiser or in an ordinary steamer?

Shri Sadath Ali Khan: I am afraid I am unable to enlighten the hon Member on that point I really do not know

Price of Groundnut Oil Cakes

*1006. **Shri Kodiyan:** Will the Minister of **Commerce and Industry** be pleased to state·

(a) whether it has come to the notice of the Government of India that prices of groundnut oil cake have gone up considerably recently due to the liberal grant of export quotas,

(b) whether as a result of these high prices, use of groundnut oil cake for manure and cattle-feed has become uneconomical; and

(c) if so, what steps do Government propose to take to control the prices of groundnut oil cakes?

The Minister of Commerce (Shri Kanungo): (a) No, Sir.

(b) and (c) Do not arise.

Shri Nagi Reddy: This is really a surprising answer, to say that the groundnut oil cake price has not gone up and that the Government does not know about it. Is not the Government aware that due to the very policy that the Government is pursuing in declaring export quotas for groundnut oil cake that groundnut oil cake has become extremely rare for the agriculturists to improve their agricultural production?

Shri Kanungo: I have mentioned that the prices have not increased; they have dropped That is the market report.

Shri Nagi Reddy: When have the prices stopped increasing—yesterday or today?

Shri Kanungo: For the last two weeks, the tendency has been for the prices to drop.

Shri Nagi Reddy: This is not the time for agricultural production. May I know whether the Government is aware that the prices were very high at the time of the agricultural production and that probably they have dropped during the past two weeks when agricultural production has stopped and reaping has begun?

Mr. Speaker: The Question Hour is over

WRITTEN ANSWERS TO QUESTIONS

Oil Industry

*1003. **Shri Damani:** Will the Minister of **Commerce and Industry** be pleased to state:

(a) whether it is a fact that the industry engaged in the production of oil through expellers has been passing through a period of slump; and

(b) if so, how far it has resulted in closure of units?

The Minister of Industry (Shri Manubhai Shah): (a) and (b). So far as Government are aware, there is no such slump in the oil industry.

Industrial Estate in Rourkela

*1007. **Shri Panigrahi:** Will the Minister of Commerce and Industry be pleased to refer to the reply given to Starred Question No. 1911 on the 29th April, 1958 and state·

(a) whether detailed proposal with regard to establishment of an industrial estate in Rourkela has since been received from the State Government of Orissa; and

(b) if so, the action taken thereon?

The Minister of Industry (Shri Manubhai Shah): (a) Yes, Sir

(b) The Government of India have accorded technical approval to the scheme

Transfer of N.D.M.C. Works from C.P.W.D.

*1008. **Shri Tangamani:** Will the Minister of Works, Housing and Supply be pleased to state

(a) whether it is a fact that the maintenance of New Delhi Municipal Committee works is being transferred from the Central Public Works Department,

(b) if so, the reasons therefor and the total number of workcharged staff who would be affected by such transfer, and

(c) what steps are being taken to safeguard the conditions of service of workers who would be affected?

The Deputy Minister of Works, Housing and Supply (Shri Anil. K. Chanda): (a) Yes, Sir

(b) The maintenance works were being done by the C P W D on behalf of the N D M C as "deposit works" and as this procedure involved dual responsibility with attendant difficulties, the works are being transferred to the New Delhi Municipal Committee The total number of workcharged staff affected is 302

(c) The Chief Engineer has already issued orders, protecting the conditions of service of the workers transferred to the New Delhi Municipal Committee for a period of one year, and after the expiry of this period, giving them an option to continue under the New Delhi Municipal Committee or to revert to the Central Public Works Department for absorption on the basis of their seniority

Development of Industries in Third Five Year Plan

*1009 **Shri Parulekar:** Will the Minister of Commerce and Industry be pleased to state:

(a) whether it is a fact that Government have initiated exploratory talks with private firms in the countries of Europe and Asia for setting up plants in some industries in collaboration with Indian capital, in connection with the Third Five Year Plan, and

(b) if so, which are the countries and industries in which they want to seek collaboration of foreign capital?

The Minister of Industry (Shri Manubhai Shah): (a) and (b) No, Sir, Government have initiated no such talks

Contract for Supply of Ration to Assam Rifles

*1010. **Shri Dasaratha Deb:** Will the Prime Minister be pleased to state:

(a) whether Sri Kartick Bhattacharyya and Messrs Bharat Traders were given contract for the supply of rations to men and officers of the Assam Rifles stationed at different camps in Tripura,

(b) if so, the rates fixed for the rations to be supplied;

(c) whether any of these contractors supplied ration from the Government stock and not through purchase from local market;

(d) if so, the rates charged for such rations by the contractors and the reasons as to why these contractors have been permitted to charge such high price while they were being supplied rice at controlled rate; and

(e) what amount of rice has already been supplied so far from the Government stock to these parties for such distribution?

The Parliamentary Secretary to the Minister of External Affairs (Shri J. N. Hazarika): (a) to (e). A statement is placed on the Table of the House. [See Appendix IV, annexure No 31].

Fibre Glass and Glass Filament Plants

*1011. {Pandit D. N. Tiwary: Shri Vajpayee: Shri Pangarkar:

Will the Minister of Commerce and Industry be pleased to state·

(a) whether there is any proposal to set up fibre glass and glass filament and yarn plants in the Second Plan period;

(b) if so, the details thereof; and

(c) the location of these plants and the amount sanctioned therefor?

The Minister of Industry (Shri Manubhai Shah): (a) and (b). Not yet, Sir. The scope for the manufacture of Glass Fibres, Filament and Yarn in the country is being examined

(c) Does not arise

Export of Handicrafts

*1012. **Shri Aurobindo Ghosal:** Will the Minister of Commerce and Industry be pleased to state:

(a) whether any facility has been given to the West Bengal Government for exporting the handicrafts of the State; and

(b) if so, what?

The Minister of Industry (Shri Manubhai Shah): (a) and (b) Steps for the promotion of exports of handicrafts are taken by the Central Government for all the states including West Bengal.

Machinery for Mineral Oils Industry

*1013. {Shri Subodh Hansda: Shri S. C. Samanta:

Will the Minister of Commerce and Industry be pleased to state:

(a) whether it is a fact that Government propose to establish a factory to manufacture the machinery for mineral oils industry in the country;

(b) if so, whether the plan and estimate of the proposed project has since been prepared; and

(c) whether the site for the factory has also been decided?

The Minister of Industry (Shri Manubhai Shah): (a) to (c). The matter is under consideration. The proposed Heavy Machinery Project is likely to produce oil drilling rigs in the second stage.

Salt Experts Committee

*1014. **Shri Sanganna:** Will the Minister of Commerce and Industry be pleased to state:

(a) whether the recommendations of the Salt Experts Committee appointed in the year 1948 have been fully implemented; and

(b) if so, whether there was any recommendation for the appointment of an Assistant Salt Commissioner in Orissa"

The Minister of Industry (Shri Manubhai Shah): (a) Most of the important recommendations of the Salt Experts Committee have been accepted by Government and also implemented Full implementation of some of the recommendations will, however, take some time Such recommendations, for example, are development of the Mandi Salt Mines, improvements to be effected in private salt works in the various parts of the country, etc

(b) Yes, Sir The Committee had recommended the posting of an Assistant Salt Commissioner at Berhampur in Orissa.

Textile Mills

*1015. **Shri Pangarkar:** Will the Minister of Commerce and Industry be pleased to state the number of Textile Mills in India owned by foreign firms?

The Minister of Commerce (Shri Kanungo): At the end of 1956, the latest year for which information is available the number of foreign controlled cotton textile mills was 16.

Import of Newsprint

*1016. **Shri Mahanty:** Will the Minister of Commerce and Industry be pleased to state:

(a) whether it is a fact that Government have purchased 2000 metric tons of newsprint from foreign countries;

(b) if so, at what rate the purchase has been made;

(c) whether any offer was received from another source which quoted a rate lower than the rate paid in the above deal; and

(d) if so, why Government have rejected that offer?

The Minister of Commerce (Shri Kanungo): (a) to (d). The State Trading Corporation purchased 2000 metric tons of newsprint on the advice of the Registrar of newspaper from the U.S.S.R. at prices acceptable to the Registrar. In the business interest of the Corporation it would not be advisable to disclose further details.

Ilmenite

*1017. **Shri Easwara Iyer:** Will the Prime Minister be pleased to state:

(a) whether any proposal or scheme has been submitted by the Kerala State Government for the commercial working of ilmenite and other deposits occurring in the Kevalam and Attipura villages of the Trivandrum District, Kerala State; and

(b) if so, the action taken thereon?

The Parliamentary Secretary to the Minister of External Affairs (Shri Sadath Ali Khan): (a) Yes. A proposal has been received in the last week of November, 1958 from the Government of Kerala for commercial working of mineral sand deposits on Kovalam beach but there is no proposal about Attipura village.

(b) The proposal is being examined.

Sale of Cloth

*1018. **Shri Jhulan Sinha:** Will the Minister of Commerce and Industry be pleased to state:

(a) whether it is a fact that the cloth woven out of Ambar Charkha Yarn and the conventional charkha yarn sells out at the same price per yard in so far as it is of the same quality although the cost of production in the two cases differs; and

(b) if so, the reasons therefor?

The Minister of Industry (Shri Manubhai Shah): (a) and (b). A statement is laid on the Table of the Lok Sabha.

Statement

The Khadi and Village Industries Commission does not make any distinction between cloth woven from Ambar and Traditional Charkha yarns. The Commission generally encourages production of mixed cloth in which Ambar yarn is used for warp and Traditional Charkha yarn for weft. The comparatively less costly Ambar yarn thus helps to lower prices of Khadi as a whole and the benefit goes to the consumer, in the shape of (a) a better quality of cloth and (b) lower prices per yard.

Indo-Pakistan Trade Agreement

*1019. **Shri Acahr:**
Shri Bangshi Thakur:

Will the Minister of Commerce and Industry be pleased to refer to the reply given to Starred Question No. 1219 on the 12th September, 1958 and state:

(a) whether the working of the Indo-Pakistan Trade Agreement of 1957 has since been reviewed; and

(b) if so, the result thereof?

The Deputy Minister of Commerce and Industry (Shri Satish Chandra): (a) No, Sir.

(b) Does not arise.

Delegation from Japan

*1020. **Shri Assar:** Will the Minister of Commerce and Industry be pleased to state:

(a) whether it is a fact that a Japanese delegation representing small scale industries visited India recently;

(b) if so, the purpose of their visit;

(c) whether there were any talks to develop India's small scale industries; and

(d) if so, the details thereof?

The Minister of Industry (Shri Manubhai Shah): (a) to (d). This delegation recently visited India It was a non-official delegation and was not sponsored at Government level The delegation went round different parts of the country Government had no official talks with the delegation

Employees' State Insurance Scheme

*1021. **Shri Nagi Reddy:**
Shrimati Parvathi Krishnan:

Will the Minister of Labour and Employment be pleased to state

(a) the number of workres in West Bengal still left to be covered by the Employees' State Insurance Scheme, and

(b) when will the scheme be extended to other districts of West Bengal?

The Deputy Minister of Labour (Shri Abid Ali): (a) About 3,61,000 workers are yet to be covered in areas with a concentration of 500 or more

(b) As soon as practicable The matter has been taken up with the State Government who are responsible for the provision of Medical care under the Insurance Scheme

Recovery of Loans from Displaced persons of Tripura

*1022. **Shri Bangshi Thakur:** Will the Minister of Rehabilitation and Minority Affairs be pleased to state:

(a) whether it is a fact that Certificate Proceedings have been issued for the recovery of loans against the displaced persons of Tripura and are being issued, and

(b) if so, the reasons therefor?

The Minister of Rehabilitation and Minority Affairs (Shri Mehr Chand Khanna): (a) Yes. Such proceedings have been taken against some people

(b) To save the recovery of the loan amounts from being barred by limitation and to collect the amount due to Government in cases where the displaced persons are in a position to pay.

Distribution of Soft Coke

*1023. **Shri L. Achaw Singh:** Will the Minister of Commerce and Industry be pleased to state whether it is a fact that the State Trading Corporation of India (Private) Ltd. has taken over the distribution of soft coke in Delhi?

The Minister of Commerce (Shri Kanungo): No, Sir. The Corporation has arranged at the request of the Delhi State Administration to run some block takes and hand over the stock to the licensees nominated by them

Indian Delegation to Japan

*1024. **Shri Venkatasubbaiah:**
Shri E. Madhusudan Rao:

Will the Minister of Commerce and Industry be pleased to state:

(a) whether there is any proposal to send a delegation to Japan to study the financial structure of small scale industries in that country,

(b) if so, whether the composition of the delagtion has been finalised; and

(c) if so, the details thereof?

The Minister of Industry (Shri Manubhai Shah): (a) to (c). The proposal is still at the stage of consideration

Delegates to U. N. Assembly

*1025. **Shri V. P. Nayar:**
Shri Aurobindo Ghosal:

Will the **Prime Minister** be pleased to lay a statement showing:

(a) the general or special qualifications on the basis of which the following categories included in India's delegation to the current U.N. Session have been selected: (i) delegates, (ii) alternate delegates, and (iii) advisers; and

(b) the total foreign exchange allowed to each delegate?

The Deputy Minister of External Affairs (Shrimati Lakshmi Menon): (a) In selecting members of delegation of different categories, Government takes into account their suitability for the work they may be required to do and the need for continuity with past work Each year some new people are also included There is no rule laid down by the United Nations as to how members of delegation are to be selected and the decision rests entirely with the Government

(b) Shri Krishna Menon nil
Shri Venkataraman nil
Shri Arthur Lall nil
Shri G S Pathak Rs 4 000/-
Shri Chalapathi Rau Rs 2,000/-

अम्बर चरखा

*१०२६. श्री नवल प्रभाकर :
श्री भक्त दर्शन :
श्री पन्ना लाल बाबपाल

क्या वाणिज्य तथा उद्योग मंत्री यह बताने की कृपा करेंगे कि

(क) क्या यह सच है कि उत्पादन व्यय को बढ़ाने के लिये सरकार अम्बर चर्खे को बिजली से चलाने पर विचार कर रही है, और

(ख) यदि ना तो यह कब तक चालू करने का विचार है ?

उद्योग मंत्री (श्री मनुभाई शाह). (क) जी नहीं।

(ख) प्रश्न ही नहीं उठता।

Shree Savajee Jubilee Cotton and Jute Mills, Sidhpur (Bombay State)

*1027. **Shri P R Patel** Will the Minister of Commerce and Industry be pleased to state

(a) what steps have been taken to start Shree Sayajee Jubilee Cotton and Jute Mills, Sidhpur, closed some years back; and

(b) how many labourers have been unemployed since the closure of the Mills?

The Minister of Commerce (Shri Kanungo). (a) Investigation under the Industries (Development and Regulation) Act, 1951 was completed in June, 1958 The Committee favoured the liquidation of the mills

(b) As a result of the closure of the mills on 24th April, 1957 about 1 064 workers have been affected.

Lemon Grass Oil

*1028 **Shri Warior:** Will the Minister of **Commerce and Industry** be pleased to state

(a) whether Government have any scheme to utilise lemon grass oil for industrial purposes, and

(b) if so, at what stage the scheme is at present?

The Minister of Industry (Shri Manubhai Shah): (a) Yes, Sir

(b) Two firms at Bombay, *viz*, Messrs Glaxo Laboratories (India) Private Ltd, and Messrs Roche Products Private Ltd, have been licensed to produce vitamin 'A' from Beta Ionone—a product to be obtained from lemon grass oil These units are expected to commence production of vitamin 'A' during 1959

जगपुरा पुल

*१०२९. **श्री सरजू पाण्डे** क्या निर्माण, आवास और संभरण मंत्री २५ सितम्बर, १९५८ के तारांकित प्रश्न संख्या १६०८ के उत्तर के सम्बन्ध में यह बताने की कृपा करेंगे कि जगपुरा पुल के निर्माण में देर के लिए उत्तरदायी ठेकेदार के विरुद्ध सरकार ने क्या कार्यवाही की है ?

निर्माण, आवास और संभरण उपमंत्री (श्री अनिल कु० चन्दा): इस मामले में अनुशासन कार्यवाही के प्रश्न पर अभी विचार हो रहा है और इसका फैसला जल्दी किया जायगा। यहां यह भी ध्यान में रखना है कि ठेकेदार पर जिम्मेदारी लगाने से पहले परिवहन तथा संचार मंत्रालय के संबन्धित अफसरों से सलाह करना जरूरी था।

Finance Corporation for Tea Industry

*1030. { Shri P. K. Deo
Shri B. C. Pradhan
Shri P. C. Borooah:

Will the Minister of Commerce and Industry be pleased to state:

(a) whether Government are going to set up a Finance Corporation to finance the tea industry and, if so, when;

(b) what will be the authorised capital of the Corporation; and

(c) what will be the conditions precedent to finance any particular organisation dealing in tea industry?

The Deputy Minister of Commerce and Industry (Shri Satish Chandra): (a) The question of providing long term finance to the tea industry has been engaging the attention of the Government for some time past. Discussions are expected to take place in Calcutta towards the end of this month with the banking authorities The desirability of forming a Finance Corporation for the tea industry would also be examined in this connection.

(b) and (c). Do not arise.

बाइसिकल उद्योग

*१०३२. **श्री प्रकाश वीर शास्त्री :** क्या वाणिज्य तथा उद्योग मंत्री यह बताने की कृपा करेंगे कि क्या बाइसिकल का उत्पादन बढ़ने के कारण भारतीय बाइसिकलों का विक्रय मूल्य कम हो गया है ?

उद्योग मंत्री (श्री मनभाई शाह): जी, नहीं ।

Small Scale Industries

*1033. { Shri S. C. Samanta
Shri Subodh Hansda:

Will the Minister of Commerce and Industry be pleased to state:

(a) whether the loans sanctioned to State Governments for the development of Small Scale Industries during 1957-58 have been utilised;

(b) whether it is a fact that block loans at 2½% interest were available for all small scale industries including Co-operative Societies; and

(c) if so, whether there has been any change in the rules and procedure for the allotment of such loans thereafter?

The Minister of Industry (Shri Manubhai Shah): (a) to (c). A statement is laid on the Table of the House.

Statement

(a) Loans to the extent of Rs. 870·08 lakhs were sanctioned to State Government for the development of Small Scale Industries during 1957-58, out of which the actual release was Rs 299·56 lakhs. As regards utilization, the progress reports received from the State Governments indicate only the total amount spent including the States' matching contributions. The break up of figures as between Central loans and States' matching contribution are not available.

(b) According to the prescribed pattern of assistance, which is in force since June, 1955, the State Governments are required to disburse loans to Small Industrial units and entrepreneurs at 3 per cent and to Industrial Cooperatives at 2½ per cent.

(c) No, Sir

Salt Factory in Orissa

*1034. **Shri K. C. Jena:** Will the Minister of Commerce and Industry be pleased to state:

(a) whether any salt factory is going to be established in the District of Balasore in Orissa;

(b) if so, how far the progress has been made in that regard; and

(c) what is the approximate date by which the factory might function in full swing?

The Minister of Industry (Shri Manubhai Shah): (a) It is proposed to set up an experimental production unit in the Balasore district for production of salt on a small-scale. The question of establishing a salt factory in this district will be considered in the light of the experience gained from the working of the experimental unit.

(b) and (c). The State Government has been requested to lease 100 acres of land in the area for the purpose of establishing an experimental unit Further action to establish this unit will be taken after a report is received from the State Government that the land has been allotted.

Purchase of Fertilisers

*1035. **Shri A. K. Gopalan:**
Shri Narayanankutty Menon:

Will the Minister of **Works, Housing and Supply** be pleased to state:

(a) whether it is a fact that Government have been negotiating for the purchase of fertilisers from a foreign company;

(b) if so, what is the amount of foreign exchange involved,

(c) whether any tenders were called, and

(d) with whom have orders been placed?

The Minister of Works, Housing and Supply (Shri K. C. Reddy): (a) Yes Sir. Negotiations have not, however, been restricted to any particular country but were conducted with a large number of foreign manufacturers/suppliers or their agents who quoted against a global tender

(b) The amount of foreign exchange involved in the orders placed as referred to in part (d) of the Question is Rs. 5 crores approximately

(c) and (d). A statement is placed on the Table of the House. [*See* Appendix IV, annexure No 32].

Copper Trade

*1036. **Shri Vidya Charan Shukla:** Will the Minister of **Commerce and Industry** be pleased to state:

(a) whether it is a fact that as a result of the Non-ferrous Metals Control Order, 1958 and change in the licensing policy since April, 1958, trading in copper has been seriously affected;

(b) what are the reasons for not permitting the established importers to procure scrap metal, like copper, brass etc. used mainly for manufacture of household utensils;

(c) whether Government are aware that most of the actual users of scrap metal do not possess the organisation and facilities necessary for arranging such imports effectively themselves; and

(d) if so, what is the justification for the present insistence on the actual users only being permitted to procure such metals?

The Minister of Industry (Shri Manubhai Shah): (a) So far as Government are aware, the Non-Ferrous Metals Control Order has placed trading in Copper on a satisfactory footing.

(b) Copper and Brass Scraps are now permitted to be imported by established importers.

(c) and (d) Do not arise.

Conference on Law of Seas

*1037. **Shri D. C. Sharma:** Will the **Prime Minister** be pleased to refer to the reply given to Unstarred Question No. 542 on the 19th August, 1958 and state:

(a) whether the decisions and recommendations made at the Conference on the Law of Seas held in March, 1958 have been examined; and

(b) if so, whether any of them has been implemented?

The Parliamentary Secretary to the Minister of External Affairs (Shri Sadath Ali Khan): (a) and (b) The four Conventions on the Law of the Sea prepared at the Conference at Geneva are still under examination by the Government

Land Reforms

*1038. **Shri Ram Krishan:**
Shri Mahanty:
Shri H. N. Mukerjee:
Shri Vasudevan Nair:
Shri Nagi Reddy:

Will the Minister of **Planning** be pleased to state·

(a) the names of the State Governments, if any, which have expressed themselves against the implementation of the recommendations of the Planning Commission for the imposition of ceiling on land holdings, and

(b) whether Government has any intention of changing the pattern of agrarian reorganisation as laid down in the Second Five Year Plan, particularly with reference to the question of ceiling on land holdings?

The Deputy Minister of Planning (Shri S. N. Mishra): (a) and (b) A statement is laid on the Table of the House

Statement

(a) and (b) The recommendations of the Planning Commission contained in the Second Five Year Plan on the subject of land reform and agrarian reorganisation, including the imposition of ceilings on existing agricultural holdings, were approved by the National Development Council and by Parliament They lay down a broad national policy to be implemented by all States with due regard to local conditions In September, 1957, the National Development Council decided that States which had enacted legislation for the imposition of ceilings should ensure that the programme was administratively implemented within a given period, say, three years. Other States which had not yet enacted legislation for ceilings were asked to complete the necessary legislative measures In a number of States, proposals regarding ceilings have been placed before State legislatures. In other States also, the subject is under active consideration

British Food Fair

*1039. **Shri Keshava:** Will the Minister of **Commerce and Industry** be pleased to state·

(a) whether it is a fact that in the British Food Fair in Olympia in London characteristic Indian dishes were exhibited and demonstration of Indian cookery was held there by the wives of the officers of the Indian High Commission, and

(b) if so, with what success?

The Deputy Minister of Commerce and Industry (Shri Satish Chandra): (a) Yes, Sir

(b) With appreciable success

नेताजी सुभाष चन्द्र बोस के भाषण

*१०४०. **श्री भक्त दर्शन :**
श्री नवल प्रभाकर :

क्या **सूचना और प्रसारण** मंत्री २५ अप्रैल, १९५८ के तारांकित प्रश्न संख्या १८३६ के उत्तर के संबंध में यह बताने की कृपा करेंगे कि नेताजी सुभाष चन्द्र बोस के भाषणों और लेखों का संग्रह प्रकाशित करने की दिशा में इस बीच क्या प्रगति हुई है ?

सूचना और प्रसारण मंत्री (डा० केसकर:) संग्रह का प्रकाशित करने का काम जल्दी ही प्रारम्भ हो जायगा ।

Indian Jute Products

*1041. **Shri Aurobindo Ghosal:** Will the Minister of **Commerce and Industry** be pleased to state:

(a) whether the international jute market has improved for the Indian jute products; and

(b) if so, whether the production in jute mills has increased?

The Minister of Commerce (Shri Kanungo): (a) There has been no significant improvement.

(b) Production during July-October 1958 has shown a slight increase of 6,800 tons over the figure for the same period in 1957.

Closure of Powerloom Mills in Bombay State

*1042. **Shri Pangarkar:** Will the Minister of **Commerce and Industry** be pleased to state:

(a) whether Government are aware that a number of powerloom mills have been closed down in the Bombay State on account of excise duty and heavy stocks lying unsold;

(b) whether it is also a fact that the owners of such mills have started powerloom mills of small number in different names to avoid excise duty and

(c) if so, the steps Government propose to take in this regard?

The Minister of Commerce (Shri Kanungo): (a) Three powerloom mills having more than a hundred powerlooms were closed down from the 1st March 1958 in the Bombay State owing to enhancement in excise duty. These mills, however, restarted from the 1st April, 1958 on the revision of excise duty rates.

(b) and (c) Yes, Sir, some reports to this effect have been received by Government.

Fertilizers

*1043. **Shri Achar:**
Shri Hem Barua:

Will the Minister of **Commerce and Industry** be pleased to refer to the reply given to Starred Question No. 234 on the 19th August, 1958 and state:

(a) whether it is a fact that as estimated at present even at the end of the Second Five Year Plan only 35 per cent of our fertilizer requirements will be provided in the country;

(b) if so, the action proposed to be taken to meet the full requirements of the country; and

(c) whether it is a fact that the fertilizer industry has not been included in the core of Plan?

The Minister of Industry (Shri Manubhai Shah): (a) No, Sir. The total production capacity of fertilizers likely to be available at the end of the current Plan period will be 2.32 lakh tons in terms of nitrogen per year which is about 62 per cent of the estimated requirement of 3.73 lakh tons per year.

(b) Additional fertilizer factories to meet the full requirements of fertilizers are already under construction and it is estimated that the total annual availability of fertilizers by the end of the year 1961 will be 3.82 lakh tons of nitrogen or about 2 million tons in terms of ammonium sulphate per annum.

(c) Yes, Sir; but even so it has been given a very high priority.

Ilmenite

*1044. **Shri Easwara Iyer:** Will the **Prime Minister** be pleased to state:

(a) the cost of production per ton of ilmenite immediately before the formation of the Travancore Minerals Private Ltd. in May, 1957, and

(b) the present cost of production of ilmenite incurred by the Travancore Minerals Private Ltd. during 1958-59?

The Parliamentary Secretary to the Minister of External Affairs (Shri Sadath Ali Khan): (a) The cost of production per ton of ilmenite in 1956-57 was Rs. 21·24. In 1957-58 it was Rs. 25 per ton.

(b) The present cost of production is estimated to be about the same as last year. The exact figure will be available only after close of the financial year.

Building and other Construction Works of Government

*1045. **Shri Mahanty:** Will the Minister of Works, Housing and Supply be pleased to state:

(a) whether Government are considering the abolition of contract system in C.P.W.D. for building and other construction works;

(b) what is the total number of contractors on the approved list of Government at present; and

(c) what is the total volume of work they handled in terms of money, during 1957-58?

The Minister of Works, Housing and Supply (Shri K. C. Reddy): (a) Yes, the feasibility and extent to which it can be done is being examined

(b) 2233 in C P W D (excluding contractors for minor works)

(c) Rs 16 crores approximately (including cost of materials supplied departmentally)

Shree Durga Cotton Mills, Kadi (Bombay)

*1046. **Shri P. R. Patel:** Will the Minister of Commerce and Industry be pleased to state

(a) whether it is a fact that Shree Durga Cotton Mills, Kadi (Bombay) have put up a notice of closure; and

(b) if so, how many labourers will be affected thereby?

The Minister of Commerce (Shri Kanungo): (a) The Mills had given notice of closure effective from 1st December, 1958. They have since modified the notice so as to be effective from 1st January, 1959

(b) About 1,500 workers are likely to be affected in the event of closure

Training of Teacher-Administrators

*1047. **Shri Tangamani:** Will the Minister of Labour and Employment be pleased to refer to the reply given to Starred Question No. 142 on the 14th August, 1958 and state:

(a) whether the Training of Teacher-Administrators in the Bombay School has been completed;

(b) whether it is a fact that Government propose to extend the scheme to 10 other centres; and

(c) if so, the nature of the proposal?

The Deputy Minister of Labour (Shri Abid Ali): (a) Yes.

(b) and (c). Now that the first phase of the Workers' Education Scheme viz the training of Teacher-Administrators is completed, the Central Board for Workers' Education will take up all matters relating to the implementation of the second stage of the scheme viz the training of Worker-Teachers' in 10 centres located in different parts of the country

Central Board for Workers' Education

*1048. **Shri S. M. Banerjee:** Will the Minister of Labour and Employment be pleased to state·

(a) whether a Central Board for workers education has been set up;

(b) if so, the composition of the Board; and

(c) its functions?

The Deputy Minister of Labour (Shri Abid Ali): (a) Yes

(b) The Board is composed of Chairman nominated by the Government and Members representing·

(i) Government of India—3

(ii) State Governments—3

(iii) The Universities, nominated by the Chairman of the University Grants Commission—1

(iv) Adult Education Associations—1

(v) All India Employers' Organisations—3

(vi) All India Workers' Organisations—4.

(vii) Independent Trade Unionist to be nominated by Government—1

(c) Functions of the Board are to:

(i) Lay down policy;

(ii) Administer programmes, allocate funds, inspect, co-ordinate, audit accounts; etc.

(iii) Arrange for provision of educational materials;

(iv) Establish standards for teachers and programmes;

(v) Encourage establishment of active educational departments within the national unions and federations; and

(vi) Otherwise stimulate and promote development of workers' education.

Industrial Estate in Tripura

*1049. **Shri Dasaratha Deb:** Will the Minister of Commerce and Industry be pleased to state:

(a) the total amount allocated for setting up of an Industrial Estate in Tripura in the Second Five Year Plan;

(b) the total amount of money that has been spent;

(c) whether it is a fact that Government have abandoned the scheme for setting up the Estate there; and

(d) if so, the reasons therefor?

The Minister of Industry (Shri Manubhai Shah): (a) Rs. 3·00 lakhs

(b) Nil

(c) and (d). No, Sir. Technical approval for the scheme has been already issued.

Pharmaceutical Industry

*1050. **Shri Nagi Reddy:**
Shrimati Parvathi Krishnan:

Will the Minister of Commerce and Industry be pleased to state:

(a) whether a foreign firm 'Roche' in collaboration with certain Indian industrialists is prepared to establish a pharmaceutical industry in our country;

(b) if so, what is the estimated cost of the project; and

(c) whether it would go into production during the Second Five Year Plan?

The Minister of Industry (Shri Manubhai Shah): (a) to (c). A statement is laid on the Table of the House

Statement

(a) to (c). M|s Voltas Ltd. of Bombay have been licensed under the Industries (Development & Regulation) Act, 1951, on the 6th May 1958 to establish a new industrial undertaking in the name of M|s. Roche Products Private Ltd. for the manufacture of Vitamin A and pharmaceutical specialities in collaboration with M|s Hoffmann La Roche of Switzerland.

Total capital cost is estimated to be Rs 2 crores approximately.

The initial plant will be established within a period of 18 months while the entire manufacturing programme from the basic stage will be completed within five years

Tractors for Dandakarnaya Scheme

*1051. **Shri V. P. Nayar:** Will the Minister of Works, Housing and Supply be pleased to state:

(a) whether for the Dandakarnaya Scheme tenders for the supply of large and medium sized tractors have been called for; and

(b) whether the tenders have been opened and orders placed for the supplies?

The Deputy Minister of Works, Housing and Supply (Shri Anil K. Chanda): (a) Yes, Sir.

(b) Tenders were opened on 28th November, 1958. No orders, however, have yet been placed.

Indo-Nepalese Trade Agreement

*1052. {Shri D. C. Sharma: / Shri Ram Krishan:}

Will the **Prime Minister** be pleased to refer to the reply given to Unstarred Question No 40 on the 11th August, 1958 and state the latest stage of the revised Indo-Nepalese Trade Agreement?

The Parliamentary Secretary to the Minister of External Affairs (Shri Sadath Ali Khan): The draft of the proposed amendment and those of the letters to be exchanged have been forwarded to the Nepal Government and are awaiting their approval It would not therefore, be proper to disclose the details as yet

Flats for M.Ps.

*1053. {Shri Ram Krishan: / Shri D. C. Sharma: / Shri Bhakt Darshan:}

Will the Minister of **Works, Housing and Supply** be pleased to refer to the reply given to Starred Question No 1427 on the 22nd September, 1953 and state

(a) whether the site selected by the Central Public Works Department has been approved by the Defence authorities, and

(b) if so, when the work will start for the construction of additional flats in the North Avenue?

The Minister of Works, Housing and Supply (Shri K. C. Reddy): (a) and (b) The site, selected by the Central Public Works Department had been approved by the Town Planning Sub-Committee and the Ministry of Defence The Delhi Development Authority have now declared this site as a 'development area' under the Delhi Development Act As such approval of the Delhi Development Authority is also necessary and a reference has been made. Steps to build accommodation for the Army Transport Company will be taken after the site is finally approved. The construction of additional flats for Members of Parliament will be taken after the site on the North Avenue is vacated by the Defence establishment.

Aluminium 'Prefab' Houses

*1054. **Shri V. P. Nayar:** Will the Minister of **Works, Housing and Supply** be pleased to state.

(a) whether the Government of India have enquired into the possibility of popularising Aluminium 'Prefab' Houses in India, and

(b) if so, what are the conclusions?

The Deputy Minister of Works, Housing and Supply (Shri Anil K. Chanda) (a) and (b) Although technically Aluminium in conjunction with suitable insulated materials has many advantages in building construction, it is not a practicable proposition for us at present owing to the fact that Aluminium would have to be imported Moreover the insulating materials like mineral wool or gypsum board needed for light weight roofs will have to be developed locally and must be reasonably cheap before the use of aluminium for roofing can be considered on a large scale

Agricultural (Grading and Marking) Act

*1055. **Shri Aurobindo Ghosal:** Will the Minister of **Commerce and Industry** be pleased to state

(a) whether any commodity is at present subject to compulsory grading before export under the Agricultural (Grading and Marking) Act, 1937; and

(b) if so, the names of those commodities?

The Deputy Minister of Commerce and Industry (Shri Satish Chandra):

(a) Yes, Sir.

(b) 1 Sann Hemp.

2 Tobacco

3. Bristles.
4. Wool.
5. Lemongrass oil.
6. Sandalwood oil.

State Trading Corporation of India (Private) Ltd.

*1056. **Shri Vidya Charan Shukla:** Will the Minister of **Commerce and Industry** be pleased to state whether any decision has been taken on the question of reducing the commission from ¾ per cent. to ½ per cent. charged from the private sector by the State Trading Corporation of India (Private) Ltd. for imports?

The Minister of Commerce (Shri Kanungo): It is not correct to say that the State Trading Corporation is charging a commission from the private sector in respect of import and export transactions What is charged by the State Trading Corporation in such cases is in the nature of a fee to meet the cost of services rendered by it in respect of any individual transaction depending upon the nature of the commodity and the transaction The charges vary and are fixed in line with normal trade practices There is no uniform charge, and the question of reducing it does not therefore arise

Manganese Ore

*1057. **Shri Pangarkar:** Will the Minister of **Commerce and Industry** be pleased to state:

(a) whether it is a fact that the demand of Manganese ore from the Western countries has recently increased, and

(b) if so, to what extent?

The Minister of Commerce (Shri Kanungo): (a) and (b). There has been some revival in the trade enquiries for manganese ore But these enquiries are for small lots only, although we expect some broadening of the interest in the months to come.

बरेली (उत्तर प्रदेश) में कृत्रिम रबड़ का कारखाना

*१०५८. { श्री भक्त दर्शन :
श्री मोहन स्वरूप :
श्री नवल प्रभाकर:

क्या **वाणिज्य तथा उद्योग** मंत्री ३१ जुलाई, १९५७ के तारांकित प्रश्न संख्या ५०९ के उत्तर के संबंध में यह बताने की कृपा करेंगे कि :

(क) बरेली (उत्तर प्रदेश) में कृत्रिम रबड़ के कारखाने की स्थापना में अब तक क्या प्रगति हुई है ;

(ख) इस परियोजना पर अनुमानत कितना व्यय होगा . और

(ग) इस कारखाने की कितनी उत्पादन क्षमता होगी तथा इस में कब से उत्पादन कार्य आरम्भ होगा ?

उद्योग मंत्री (श्री मनुभाई शाह): (क) से (ग). कृत्रिम रबड़ बनाने का कारखाना स्थापित करने के बारे में अभी बात चीत चल रही है । इसकी उत्पादन क्षमता २०,००० टन प्रति वर्ष रखने का विचार है । अभी से यह नहीं कहा जा सकता है कि कारखाने में कब तक उत्पादन होने लगेगा अथवा इस प्रयोजना पर कुल कितना खर्च आएगा ।

Salt Manufacture at Kharaghoda

*1059. { **Shri P. R. Patel:**
Shri Fatehsinh Ghodasar:

Will the Minister of **Commerce and Industry** be pleased to state

(a) what is the quantity of present stock of salt accumulated on Government and private account at Kharaghoda (Bombay) and the reasons for this accumulation;

(b) whether due to the accumulation, salt manufacture has been stopped and the labourers have become unemployed; and

(c) if so, the number of labourers affected thereby?

The Minister of Industry (Shri Manubhai Shah): (a) to (c) A statement is laid on the Table of the House

Statement

(a) The position as on 1st November, 1958, was that the Government Salt Works had a stock of 63 lakh maunds while the private salt works had about 28 lakh maunds The main reason for the accumulation of stocks is increased production by the private salt works, especially the unlicensed works

(b) According to the information available to Government, no labour has become unemployed due to the accumulation of stocks So far as the Government Salt Works at Kharagoda are concerned, it is not proposed to make any substantial reduction in the number of salt pans to be worked during the current manufacturing season

(c) Does not arise

National Productivity Council

*1556. **Shri D. C. Sharma**
Shri Harish Chandra Mathur:
Shri S M. Banerjee.

Will the Minister of **Commerce and Industry** be pleased to refer to the reply given to Starred Question No 113 on the 14th August, 1958 and state

(a) the progress since made with regard to the setting up of the National Productivity Council,

(b) the names of All India Federations of the employees in Public Sector whose representatives have been included in the Council,

(c) whether the teams sent abroad by the Council have returned and submitted their reports, and

(d) if so, what are their major recommendations and Government's reaction thereto?

The Minister of Industry (Shri Manubhai Shah): (a) Nominations of all the various interests including Government, employers and labour, on the National Productivity Council, have been finalised, with the exception of representatives of Local Productivity Councils Out of 60 seats on the Council, 54 have already been filled The remaining 6 seats are reserved for representatives of Local Productivity Councils Nominations have already been sought from four existing Local Productivity Councils and four seats out of the six will be shortly filled on receiving their nominations

(b) (i) The National Federation of Indian Railwaymen,

(ii) The National Federation of Posts and Telegraphs Employees,

(c) Only one Productivity Team has so far been sent abroad It returned in middle of November, 1958 Its report is expected during the month of December

(d) Does not arise

Employees in Textile Mills

1586. Shri D. C. Sharma: Will the Minister of **Labour and Employment** be pleased to state the estimated number of employees in Textile Mills in India as on the 30th November, 1958

The Deputy Minister of Labour (Shri Abid Ali): About ten lakhs including Cotton Textiles, Art Silk Weaving and Woollen industry

Export of Cement

1587 Shri D. C. Sharma: Will the Minister of **Commerce and Industry** be pleased to state

(a) the total output of cement during 1957-58 and 1958-59 (upto the 30th November, 1958), State-wise, and

(b) the Foreign Exchange earned by the export of cement during the above period, Country-wise?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) and (b) A statement is placed on the Table of Lok Sabha [*See* Appendix IV, annexure No 33]

Correspondence with Foreign Countries

1588. Shri D. C. Sharma Will the **Prime Minister** be pleased to state

(a) the language used for correspondence with our country by Japan, Iran and Saudi Arabia, and

(b) the language used by India in reply to correspondence received from them?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) The languages used by the foreign Governments in correspondence with our Missions abroad are as follows.

Japan—English

Iran—Persian

Saudi Arabia—Arabic

The diplomatic Missions of all these countries in India in correspondence with the Government of India use English

(b) Replies from the Government of India and Indian Missions abroad are sent in English In some cases our Missions send also unofficial translations in the national languages of the countries concerned

Formal documents, like letters of accreditations, etc, are sent in Hindi

Industrial Estate at Ludhiana

1589. { Shri D. C. Sharma: / Shri Ajit Singh Sarhadi.

Will the Minister of **Commerce and Industry** be pleased to state the progress made so far in the Industrial Estate at Ludhiana in the Punjab State?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): Out of 224 Units proposed to be built at Ludhiana Industrial Estate 50 Units are under construction and it is expected that these will be completed shortly After completion of the above units, work on 40 more units will be taken in hand An expenditure of Rs 8·62 lakhs has been incurred on this Estate upto the end of September, 1958

Subsidised Industrial Housing Scheme

1590. Shri D. C. Sharma: Will the Minister of **Works, Housing and Supply** be pleased to state

(a) the number of houses built for the industrial workers during 1958-59, upto 30th November, 1958, State-wise under the Subsidised Industrial Housing Scheme, and

(b) the amount spent so far?

The Deputy Minister of Works, Housing and Supply (Shri Anil K. Chanda): (a) and (b) A statement giving the required information, based on the latest figures which the States could furnish, is laid on the Table [*See* Appendix IV annexure No 34]

Small Scale Industries

1591. { Shri Ram Krishan: / Shri Daljit Singh:

Will the Minister of **Commerce and Industry** be pleased to state the number and nature of small scale industries to be established in the underdeveloped and backward areas of Punjab (district-wise) in order to help to create employment during 1958-59 and 1959-60?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): Since the small industries are established mainly by private parties, it is not possible to state, with any certainty, the number and nature of small scale industries that will be established in the under-developed and backward areas of Punjab during 1958-59 and 1959-60

"India 1958" Exhibition

1592. **Shri Ram Krishan:**
Shri Naval Prabhakar:
Shri Pannalal Barupal:

Will the Minister of **Commerce and Industry** be pleased to state the total number of people who visited the "India 1958" exhibition since its inauguration?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): About 16 5 lakhs persons are known to have visited the "India 1958" Exhibition upto 8-12-58

Evaluation and Implementation Committee

1593. **Shri Ram Krishan:** Will the Minister of **Labour and Employment** be pleased to refer to the reply given to Starred Question No 258 on the 19th August, 1958 and state·

(a) the names of the States which have since agreed to set up Tripartite machinery for evaluating the implementation of awards, agreements and settlements,

(b) the names of the States which have not agreed so far to set up such committees, and

(c) the names of the States where this machinery has already started working?

The Deputy Minister of Labour (Shri Abid Ali): (a) All States have agreed to set up Tripartite machinery for evaluating the implementation of awards, agreements and settlements

(b) Does not arise

(c) Punjab, Rajasthan, U P, West Bengal and Delhi

Scheduled Castes and Scheduled Tribes from Pakistan

1594. **Shri Kumbhar:** Will the Minister of **Rehabilitation and Minority Affairs** be pleased to state.

(a) the number of displaced families belonging to Scheduled Castes and Tribes from West and East Pakistan who were helped by Government to reside in India;

(b) the nature of the financial help given to them;

(c) the nature of services provided to them;

(d) whether all of them have been rehabilitated; and

(e) if not, the reasons therefor?

The Minister of Rehabilitation and Minority Affairs (Shri Mehr Chand Khanna): (a) to (e). No separate statistics in respect of displaced persons belonging to Scheduled Castes and Scheduled Tribes, who have been helped by Government, has been maintained They have been given the same rehabilitation facilities as have been given to other displaced persons from East and West Pakistan The work relating to the rehabilitation of displaced persons from West Pakistan has almost been completed

Quotas of Iron Sheets and Cement to Orissa State

1595 **Shri Kumbhar:** Will the Minister of **Commerce and Industry** be pleased to state:

(a) what are the quotas of iron sheets and cement allotted to Orissa State during 1958-59 so far; and

(b) the quantity of these quotas lifted so far?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) and (b)

Item	Allotments		Despatches	
	Period	Quantity	Period	Quantity
		Tons		Tons
Iron Sheets	April-September, 1958	2014	April-September, 1958.	1,220
Cement	April-December, 1958.	134,700	1-4-58 to 15-11-58.	71,929

Indo-Tibet Trade

1596 Shri U C Patnaik: Will the Minister of Commerce and Industry be pleased to state the position of trade and of carrier-trade between India and Tibet since 1st April, 1958, year-wise?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri). A statement showing India's trade with Tibet since 1950-51 is placed on the Table [*See* Appendix IV, annexure No 35] Figures for the year prior to 1950-51 are not available

Handicrafts Schemes in Bombay State

1597 Shri Pangarkar. Will the Minister of Commerce and Industry be pleased to state·

(a) whether Government have approved any schemes for training in handicrafts in Bombay State during 1958-59,

(b) if so when these schemes will be implemented, and

(c) the nature of the schemes?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri) (a) Government have approved and sanctioned six schemes of the Bombay Government for training in handicrafts during 1958-59 Besides these two Pilot Centres for imparting training in (1) Doll Making and (2) Lacquerware at Bombay and Junagad respectively have been started under the direct supervision of the All India Handicrafts Board

(b) All the above schemes excepting one are already under implementation The remaining scheme will also be implemented shortly

(c) The nature of the State Government's schemes is to train a substantial number of skilled workers in the various crafts, to evolve new and improved methods of production, designing, packaging, etc A statement showing details of these schemes is placed on the Table [*See* Appendix IV, annexure No 36]

Khadi Production in Bombay

1598 Shri Pangarkar: Will the Minister of Commerce and Industry be pleased to state the quantity of Khadi produced in Bombay during 1957-58 and 1958-59 so far?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): The quantity of Khadi (including woollen, silken and ambar khadi) produced in Bombay during 1957-58 and 1958 59 (upto 31-10-58) was as under

1957-58	*1958 59 upto31-10 1958)*
20 04 lakh yards	12 06 lakh yards

Reorganisation of External Affairs Ministry

1599 { **Shri Dinesh Singh:** / **Shri L Achaw Singh:**

Will the **Prime Minister** be pleased to state

(a) whether reorganisation in the working of the Ministry of External Affairs is taking place and

(b) if so the broad outlines on which it is being done?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru) (a) Yes Certain changes in the methods of work are being tried out on an experimental basis with a view to economy and to improve efficiency

(b) A statement is placed on the Table of the House [*See* Appendix IV, annexure No 37]

Abolition of Rickshaws

1600 Shri E. Madhusudan Rao: Will the Minister of **Labour and Employment** be pleased to state

(a) the total number of people in the country depending directly on rickshaws for their livelihood,

(b) how many of these are likely to be thrown out of employment as a consequence of the Central Government's decision to abolish this trade;

(c) whether Government have received any representation from the All-India Cycle Rickshaw Owners' Association, Hyderabad for the appointment of a Commission to investigate into the whole question; and

(d) if so, the action taken by Government thereon?

The Deputy Minister of Labour (Shri Abid Ali): (a) According to available information about one lakh and twenty thousand persons depend on rickshaw pulling.

(b) Not many are likely to be thrown out of employment as abolition of rickshaw pulling is being done gradually and the rickshaw pullers would get absorbed in other avocations

(c) Yes

(d) It is not intended to appoint such a Commission at present.

Plan Publicity in Andhra Pradesh

1601. Shri E. Madhusudan Rao: Will the Minister of **Information and Broadcasting** be pleased to state:

(a) the names of dramatic troupes in Andhra Pradesh which have been given Plan publicity dramas in the year 1958 so far,

(b) how many original Telugu dramas have been selected uptill now for Plan publicity; and

(c) the total amount spent in the year 1958 so far in Andhra Pradesh for publicity through dramas?

The Minister of Information and Broadcasting (Dr. Keskar): (a) The names of dramatic troupes are:—

(1) Grambyudaya Natya Mandali, Mothamari.

(2) Lalitha Kala Samithi, Vetapalem.

(3) New Poornananda Dramatic Theatres (Surabhi), Mushirabad, Hyderabad (Dn.).

(4) Prabhat Theatre, Eluru.

(5) Poornima Surabhi Natya Mandali, Eluru.

(6) Progressive Art Theatre, Venkatagiri Town.

(7) Sri Lalitha Kala Samiti, Tirupati.

(8) Sri Sharda Manovinodhini Sangeetha Nataka Sabha (Surabhi), Mushirabad, Hyderabad Dn.

(9) Sri Andhra Seva Kala Mandir, Vizianagaram.

(10) Theatre Centre Andhra, Vijayawada

(11) The Tirupati Amateurs' Association, Tirupati.

(12) Abhyudaya Natya Mandali, Jakkampudi.

(13) Indian National Theatre, Hyderabad.

(b) One Opera has been selected but owing to dispute regarding copyright its staging has been suspended.

(c) Rs 35,585 29 nP. till the end of November, 1958

Hindustan Antibiotics (Private) Ltd.

1602 Shri V. P. Nayar: Will the Minister of **Commerce and Industry** be pleased to state.

(a) whether the Government of India have fixed the pay of the Managing Director of the Hindustan Antibiotics (Private) Limited at Rs 2,000—125—2,250;

(b) when did the present incumbent join duty as the Managing Director; and

(c) what was the last pay drawn by him in the Government of India prior to joining the Hindustan Antibiotics (Private) Ltd.

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Yes, Sir.

(b) On the 1st January, 1958.

(c) Rs. 1,800 p.m.

Hindustan Antibiotics (Private) Ltd.

1603. **Shri V. P. Nayar:** Will the Minister of Commerce and Industry be pleased to state:

(a) whether the bottlers of antibiotics made in the Hindustan Antibiotics (Private) Ltd., are now selling such antibiotics under their own trade name; and

(b) if so, for what reasons?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Yes, Sir.

(b) In order to comply with the provisions of the Drugs Act and the Rules made thereunder.

Hindustan Antibiotics (Private) Ltd.

1604. **Shri V. P. Nayar:** Will the Minister of Commerce and Industry be pleased to state the reasons for spending Rs. 20,863·95 only on 'Workmen and Staff Welfare' of the Hindustan Antibiotics (Private) Ltd, Pimpri against a net profit of Rs 33,43,051 68 during 1957-58 when Rs 29,947 was spent on that item against net profit of Rs. 57,607 during the year 1956-57?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): The figures quoted in the Question represent mainly charges in respect of reimbursement of medical expenses to the workmen and staff. There are a number of other items of indirect expenditure on the welfare of the workers. If these are also taken into account, the total expenditure incurred on the welfare of the workmen and staff during 1957-58 would come to about Rs. 1,58,000.

Ammonium Nitrate Plant of Rourkela

1605. { **Shri Kalika Singh:** / **Shri Ram Krishan:**

Will the Minister of Commerce and Industry be pleased to refer to Starred Question No. 178 on the 24th November, 1958 by the Minister of Steel, Mines and Fuel and state:

(a) whether the Government of India have entrusted the Sindri Fertilizers and Chemicals (Private) Ltd, with a contract for the construction of a section of the ammonium nitrate plant at Rourkela;

(b) if so, the terms and conditions thereof;

(c) whether the Sindri Fertilizers and Chemicals (Private) Ltd have got the required number of engineers and technologists for undertaking the work in connection with the Rourkela Fertilizer Plant without affecting the efficiency of work of the Sindri Fertiliser Factory;

(d) if so, the details of technical staff required in this connection; and

(e) whether the Sindri Fertilizers and Chemicals will engage foreign technical experts for the purpose?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) and (b). It has been decided to award the contract for the construction of the Nitric Acid and Nitro-Limestone Plant of the fertilizer factory at Rourkela to the Sindri Fertilizers and Chemicals (P) Ltd. The terms and conditions of the contract are still under negotiation.

(c) M/s Sindri Fertilizers and Chemicals (P) Ltd. have sufficient number of technologists and engineers at Sindri to form the nucleus of the staff required for undertaking the work in connection with the Rourkela Fertilizer Plant without affecting the efficiency of work of the Sindri Fertilizer Factory Any additional staff that may be required will be recruited as the need arises.

(d) As there is no separate staff specifically allocated for this work, it is not possible to furnish details. But

all the staff of Sindri Fertilizers will be available

(e) M/s Sindri Fertilizers and Chemicals (P) Ltd propose to secure limited consultancy services from foreign consultants

Production of Vitamin 'A'

1606. Shri V. P Nayar: Will the Minister of **Commerce and Industry** be pleased to state

(a) whether it is a fact that at present there are some units producing Vitamin 'A' from Lemon Grass oil,

(b) if so, the location of these units and the capacity licensed for,

(c) the date of application for licence and the date of issue of each such licence

(d) the nature of foreign collaboration, if any in these units, and

(e) the estimated consumption of Lemon Grass oil in each unit?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) to (e) No unit has yet started producing Vitamin 'A' from Lemon Grass oil Two firms viz Messrs Glaxo Laboratories (India) Private Ltd and M/s Roche Products Private Ltd have been licensed on the 11th October, 1957 and 6th May 1958 respectively to set up new Industrial undertakings at Bombay for the manufacture of 10 million m u each of Vitamin 'A' initially from imported intermediates and ultimately from Lemon Grass oil The dates on which applications for licence were actually made are 5th April, 1957 and 30th March, 1957, and both these firms were discussing their schemes with Government for over two to three years

The foreign collaborators in the case of M/s Glaxo Laboratories (Private) Ltd are M/s Distillation Products Incorporated of USA while M/s Hoffmann La Roche & Co, Ltd, of Switzerland are the associates in the case of M/s. Roche Products Private Ltd

Approximately 45 tons of Lemon Grass oil will be required for the manufacture of 10 million m u of Vitamin 'A'

Bhopal Capital Project

1607 Shri Vidya Charan Shukla: Will the Minister of **Planning** be pleased to refer to the reply given to Starred Question No 112 on the 14th August, 1958 and state:

(a) whether the full report in respect of Bhopal Capital Project has since been received from the State Government, and

(b) if so, the stage at which the matter stands at present?

The Deputy Minister of Planning (Shri S N Mishra). (a) and (b) A Working Group has been appointed to examine the proposals of the State Government The Working Group consists of Adviser Programme Administration, Planning Commission, two officers of the C P W D, Chief Secretary and Finance Secretary, Madhya Pradesh and two representatives of P W D Madhya Pradesh

Foreign Fellowships te Indian Scientists

1608 Shri D C Sharma: Will the **Prime Minister** be pleased to state

(a) the number of Fellowships offered to Indian scientists by other countries through the International Atomic Energy Agency, and

(b) the places specified for such research?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) and (b) About 150 Fellowships have been placed at the disposal of the Agency by several Member States for training of personnel in their Universities, Technological Institutes, Special laboratories

and other institutions. These have, in turn, been offered to all the Member States of the Agency. No specific number has yet been allotted to any country. The Agency will ensure, as far as practicable, that the requirements of most applicants are met India has not yet taken advantage of the offer.

Central Information Service

1609. **Shri D. C. Sharma:** Will the Minister of Information and Broadcasting be pleased to refer to the reply given to Starred Question No 1638 on the 25th September, 1958 and state:

(a) whether the rules governing the Central Information Service have been finalised; and

(b) if so, whether a copy of the rules will be laid on the Table?

The Minister of Information and Broadcasting (Dr Keskar): (a) The rules have been finalised and are expected to be notified in the Gazette in the course of this month

(b) Yes, Sir

Atomic Power Stations

1610. **Shri D. C. Sharma**
Shri Damani:
Shri A. M Tariq:
Shri Ram Krishan:
Shri Wodeyar:
Shri E V K Sampath:
Shri Raghunath Singh:
Shrimati Mafida Ahmed:
Sardar Iqbal Singh:
Shri L Achaw Singh:
Shri Vajpayee:

Will the **Prime Minister** be pleased to refer to the reply given to Starred Question No 1321 on the 17th September, 1958 and state:

(a) whether any decision has been taken about the location of atomic power stations to be set up during the Third Five Year Plan period; and

(b) if so, names of the places?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) and (b). Government have decided that a minimum of 250,000 kilowatts of nuclear power be included in the power programme of the Third Plan. Exploratory talks with manufacturers of atomic power stations in other countries are in progress No decision has yet been taken on the location of the power stations.

Influx and Efflux of Displaced Persons

1611. **Shri D C Sharma:**
Shri Pangarkar:
Shri Subiman Ghose:

Will the **Prime Minister** be pleased to state:

(a) the number of displaced persons from East Pakistan who crossed the frontier into India during the period from 1st September to the 30th November, 1958,

(b) the number of persons who went from India to East Pakistan during the same period;

(c) whether the influx of displaced persons from East Pakistan has increased or decreased as compared to the preceding months; and

(d) if there is an increase, the reason therefor?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) During the period from 1st September, 1958 to the 15th November, 1958, 823 migrants from East Pakistan entered India This figure, however, does not include figures for Assam for the 1st fortnight of November Figures for the 2nd fortnight of November are still awaited.

(b) During the same period, 165 persons migrated to East Pakistan.

(c) and (d). There has been a decrease.

Atomic Energy Conference

1612. { **Shri Ram Krishan:**
Shri Agadi:

Will the **Prime Minister** be pleased to state:

(a) the nature of decisions taken, resolutions passed and recommendations made at the Second General Conference of the International Atomic Energy Agency held at Vienna during September, 1958;

(b) names of the countries which attended this Conference; and

(c) whether an item on ending of nuclear weapons tests was also discussed?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) and (b). Two statements are laid on the Table of the Lok Sabha [*See* Appendix IV, annexure No. 88].

(c) The Agency's objective is to seek to accelerate and enlarge the contribution of atomic energy to peace health and prosperity throughout the world and to ensure, so far as it is able, that assistance provided by it or at its request or under its supervision or control is not used in such a way as to further any military purpose In the circumstances, the subject of nuclear weapons tests does not come within the purview of the Agency and was not, in consequence, discussed at its Second General Conference.

Industrial Survey

1613. { **Shri Ram Krishan:**
Shri N. Keshava:
Shri Rama Krishna Reddy:

Will the Minister of **Commerce and Industry** be pleased to state:

(a) whether it is a fact that Government propose to conduct an Industrial Survey of the Union Territory of Delhi; and

(b) if so, at what stage this scheme is at present?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) and (b). Yes, Sir. It is proposed to undertake an industrial survey of the Union Territory of Delhi during 1959—60. Necessary budget provision is being made for this purpose.

हिमाचल प्रदेश का लोक निर्माण विभाग

१६१४. **श्री पद्म देव :** क्या **निर्माण, आवास और संभरण** मंत्री यह बताने की कृपा करेंगे कि :

(क) हिमाचल प्रदेश में लोक निर्माण विभाग की वर्ष १९५६–५७ और १९५८–५९ में कितनी शाखायें हैं ; और

(ख) इन कार्यालयों में अलग अलग कितने कर्मचारी काम कर रहे हैं ?

निर्माण, आवास और संभरण मंत्री (श्री ब० व० रेड्डी) :

(क) १९५६–५७ १९ कार्यालय
१९५८–५९ २२ कार्यालय

(ख) आवश्यक ब्योरा एक विवरण में जो सदन पटल पर रख दिया गया है, दिया गया है। [देखिये परिशिष्ट ४, अनुबन्ध संख्या ३९]

Coal Mines Labour Welfare Fund Organisation

1615. **Shri T B. Vittal Rao:** Will the Minister of **Labour and Employment** be pleased to refer to the reply given to Unstarred Question No. 1096 on the 10th March, 1958 and state:

(a) the number of quarters constructed by the Coal Mines Labour Welfare Fund Organisation for coal mines during 1958 upto the end of November, 1958, out of the 16,930 quarters proposed to be constructed during the same period;

(b) the reasons for the shortfall; and

(c) the steps Government propose to take to expedite the same?

The Deputy Minister of Labour (Shri Abid Ali): (a) 441 houses have been constructed and 2,974 houses are under construction. No target was prescribed for the period.

(b) The question of shortfall does not arise However one reason standing in the way of more rapid progress is that difficulties are being experienced in the selection of suitable non-coal bearing land and in the acquisition of the same

(c) The concerned authorities of the Governments of Bihar and West Bengal have been requested to use their good offices in expediting delivery of possession of the approved sites

Indo-Tibetan Trade

1616 { **Shri Ram Krishan:**
Shri Bhakt Darshan:
Shri Naval Prabhakar
Sardar Iqbal Singh:

Will the Minister of **Commerce and Industry** be pleased to refer to the reply given to Starred Question No 1069 on the 9th September, 1958 and state

(a) whether the negotiations with the Government of the People's Republic of China regarding the difficulties in the payments of prices and other matters which are being faced by the Indian Traders in Tibet have since been completed, and

(b) if so, the outcome of these negotiations?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) and (b) Several of these difficulties are not easy of solution. The matter is still under consideration

Bungalows Allotted to Deputy Ministers

1617. Shri Ram Krishan: Will the Minister of **Works, Housing and Supply** be pleased to state:

(a) the dates on which bungalows were allotted to Deputy Minister in New Delhi;

(b) whether some of these bungalows were remodelled and refurnished, and

(c) if so, the total amount spent thereon, bungalow-wise?

The Deputy Minister of Works, Housing and Supply (Shri Amit K Chanda): (a) to (c) A statement is placed on the Table [*See* Appendix IV, annexure No 40]

Employment Exchange, Delhi

1618 Shri Ram Krishan: Will the Minister of **Labour and Employment** be pleased to state:

(a) whether it is a fact that many candidates registered at Employment Exchange at Delhi for the last three years or more have not yet been provided with jobs,

(b) if so, the reasons therefor; and

(c) the number of such candidates whose names have been registered since 1956, 1957 and 1958, year-wise, and who have not been provided job?

The Deputy Minister of Labour (Shri Abid Ali): (a) Yes The number on 31st October was 1,136, out of 55,293 registrants

(b) For lack of employment opportunities suitable to them or acceptable by them

(c) The information is given below:—

Year/period during which registered	No remaining on the Live Register of Employment Exchange Delhi as on 31st October 1958
(1)	(2)
1956	4,637
1957	11,593
1958(January-October)	37,681

Hydrogen Distillation Plant

1619. Shri Ram Krishan: Will the Minister of Commerce and Industry be pleased to state:

(a) whether negotiations for the purchase of Hydrogen Distillation Plant to be erected at Nangal have been completed;

(b) if so, the name of the country from which this plant will be purchased; and

(c) the main terms of the agreement?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Yes, Sir

(b) West Germany.

(c) The main terms of the agreement are:

(1) All materials, equipment and machinery required for the complete heavy water plant starting from deuterium-enriched hydrogen will be supplied by the contractors at an f o b point in West Germany The responsibility for transport of equipment to site will be that of the purchaser

(2) The prices of equipment and material to be purchased will be subject to escalation on the basis of prices of materials and labour ruling in West Germany during the course of manufacture. Total escalation will be subject to a ceiling of 12 per cent

(3) The contractors will be responsible for the erection of the plant with the help of skilled and unskilled workers to be arranged by the purchaser. The contractors will also be responsible for the initial start-up and training of Indian personnel

(4) All foreign exchange payments to the contractors will be made according to the following deferred mode of payments:—

10 per cent. with order,

10 per cent. rata against shipping documents,

80 per cent. in six equal half-yearly instalments, the first instalment falling due after 28th month from the date of order.

Interest and financing charges will be payable at actual costs incurred by the suppliers of the plant.

(5) The delivery of plant and equipment at site will be completed by the end of 21st month from the date of order and completion of erection by the end of 28th month.

(6) The contractors have furnished guarantees against suitable penalties both for production of heavy water and consumption of raw materials and utilities

Labour Dispute Cases

1620. { Shri D C Sharma: / Shri E. Madhusudan Rao:

Will the Minister of Labour and Employment be pleased to state

(a) whether it is a fact that a large number of labour dispute cases are pending with the High Courts and the Supreme Court,

(b) if so, the number of cases pending with each High Court and the Supreme Court, separately, as on the 30th November, 1958,

(c) the number of cases pending for more than two months with the High Courts and Supreme Court separately; and

(d) the steps taken by Government to expedite their disposal?

The Deputy Minister of Labour (Shri Abid Ali): (a) and (b) Information as available is furnished below Cases pending are —

756 in High Courts (Calcutta-60, Punjab-29, Patna-7, Rajasthan-12, Allahabad-302, Madhya Pradesh-16; Orissa-2, Kerala-105 Andhra Pradesh-47, Madras-172, and Assam-4) *and* 161 *in Supreme Court*

(c) Cases pending over two months are —

691 in the High Courts mentioned in reply to parts (a) and (b) above and 107 in the Supreme Court

(d) As far as the Supreme Court is concerned, consistent with the priority to be given to various other pending matters, a high priority is always accorded to labour dispute matters

पुराने फर्नीचर की बिक्री

१६२१ { श्री ब० ला० द्विवेदी: श्री रामेश्वर टांटिया:

क्या **निर्माण, आवास और संभरण** मंत्री यह बताने की कृपा करेंगे कि

(क) संसद् सदस्यों के निवास गृहों में जो पुराना फर्नीचर था सरकार ने उसका क्या उपयोग किया है

(ख) सरकार ने उसके नीलाम, बिक्री आदि से कितनी धन राशि प्राप्त की है

(ग) क्या यह सच है कि क्योंकि फर्नीचर खुले में पड़ा रहा था इसलिये खराब हो गया था

(घ) यदि हां तो उसको कितनी क्षति पहुंची थी ; और

(ङ) नया फर्नीचर बनाने और निवास गृहों को पुन सुसज्जित करने पर कुल कितना व्यय हुआ ?

निर्माण, आवास और संभरण मंत्री (श्री ब० ब० रेड्डी) : (क) फर्नीचर का कुछ भाग सरकारी अफसरों के बंगलों और फ्लैटों में उपयोग के लिये तथा बाकी हिन्दुस्तान हाउसिंग फैक्टरी को घटी हुई कीमत पर दे दिया गया है।

(ख) नीलाम नहीं किया गया। हिन्दुस्तान हाउसिंग फैक्ट्री से कितनी रकम वसूल की जाये इसका हिसाब लगाया जा रहा है।

(ग) जी नहीं। इसको प्रदर्शनी-स्थल के भवन में रखा गया था।

(घ) सवाल पैदा ही नहीं होता।

(ङ) ११८ संसद् सदस्यों के बंगलों को पुन सुसज्जित करने पर लगभग ६ ८५ ००० रुपया खर्च हुआ।

Houses for Industrial Workers, Kanpur

1622 { Shri Damani: Shri Nagi Reddy: Shrimati Parvathi Krishnan.

Will the Minister of **Works, Housing and Supply** be pleased to state

(a) what amount was given as a grant to the Uttar Pradesh State Government for the construction of Industrial Workers Houses at Kanpur, and

(b) how many houses have so far been constructed and on what basis have they been allotted to their present occupants?

The Deputy Minister of Works, Housing and Supply (Shri Anil K Chanda) (a) According to the sanctions issued by the Central Government under the Subsidised Industrial

Housing Scheme, the U.P. Government can take up the construction of 15,854 houses in Kanpur of the approved cost of Rs. 468·40 lacs. Against this, the Government of India had disbursed to the State Government by 31st March 1958 a sum of Rs. 195·33 lacs as subsidy and Rs. 226·24 lacs as loan.

(b) Out of 14,804 houses constructed so far, 9,864 which are complete with essential services, have been taken over by the State Government for allotment. These houses are required to be allotted to eligible industrial workers in accordance with the provisions of the Scheme. Some of the houses, according to the State Government have, however, been given to others for a temporary duration, as otherwise they would have remained vacant and resulted in loss of rent

Radio Station at Chandigarh

1623. Shri Ram Krishan: Will the Minister of **Information and Broadcasting** be pleased to state:

(a) whether Government have received any request from the Punjab Government for setting up Radio Station at Chandigarh; and

(b) if so, the action taken so far in this matter?

The Minister of Information and Broadcasting (Dr. Keskar): (a) and (b). A request was received some time back from the Government of Punjab for setting up a Radio Station instead of an auxiliary studio at Chandigarh That Government was informed that in view of the installation of the 50 KW MW transmitter at Jullundur, which would provide adequate coverage to the entire State and the adjoining areas, it was not considered necessary to instal a transmitter in the State at Chandigarh. The auxiliary studio at Chandigarh has been connected by telephone lines with the Jullundur Station of All India Radio and the programmes originating at Chandigarh are broadcast from that Station.

Sikh Pilgrims for Lahore

1624. Shri Ram Krishan: Will the **Prime Minister** be pleased to state:

(a) whether it is a fact that the Pakistan Government have turned down a request for sending a *jatha* of 50 Sikh pilgrims to visit historic gurdwaras at Lahoure; and

(b) if so, the reasons if any assigned by Pakistan Government for this refusal?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) and (b). A request was made to the Pakistan Government to agree to a visit to seven Gurdwaras in Lahore by a party of 50 Sikh pilgrims, from 27th October, to 29th October, 1958. The Pakistan Government replied on 13th September, 1958 that this could not be agreed to as the locality had been seriously affected by rainstorm and consequent floods On 24th October, 1958, they intimated that the party could visit four of the Gurdwaras, but this was of no practical value as the permission had been conveyed too late

Barter Deal with U.S.A.

1625. **Shri Ram Krishan:**
Shri Rameshwar Tantia:
Shri Panigrahi:
Shri Bishwanath Roy:
Sardar Iqbal Singh:

Will the Minister of **Commerce and Industry** be pleased to refer to the reply given to Starred Question No 567 on the 27th August, 1958 and state at what stage is the proposal regarding the bulk sale of manganese ore to U.S.A. against the import of wheat?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): The deal is in the final stages of negotiation.

Regional Small Industries Service Institute at Kanpur

1626. Shri Ram Krishan: Will the Minister of Commerce and Industry be pleased to refer to the reply given to Unstarred Question No. 740 on the 22nd August, 1958 and state at what stage is the proposal for starting a Regional Small Industries Service Institute at Kanpur?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): A Major Small Industries Service Institute has been started at Kanpur with effect from 1-12-1958 Instead of *Regional Institutes, the pattern* now is to have a Major Service Institute for each State:

Industrial Estates

1627 Shri Ram Krishan: Will the Minister of Commerce and Industry be pleased to refer to the reply given to Unstarred Question No. 740 on the 22nd August, 1958 and state:

(a) whether the new proposals for starting Industrial Estates have since been approved; and

(b) if so, the details thereof with their location?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) No new proposals for starting Industrial Estates have been accorded technical approval since 22nd August, 1958 pending a final decision regarding the revised allocation for Industrial Estates for the Second Plan period.

(b) Does not arise.

Paper Production

1628. Shri Ram Krishan: Will the Minister of Commerce and Industry be pleased to state:

(a) whether it is a fact that production of paper recorded a substantial improvement during the first half of the current year; and

(b) if so, to what extent?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) and (b). The production of paper in the first half of the current year is about 15 per cent more than the average six months production in the previous year

Automobiles

1629. Shri Ram Krishan: Will the Minister of Commerce and Industry be pleased to state:

(a) whether it is a fact that the production of automobiles considerably decreased during the first half of the current year;

(b) if so, to what extent; and

(c) the reasons for the same?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) and (b) The production of automobiles during the first half of the current year was 12,567 vehicles as compared to 15,033 and 16,623 during the corresponding periods in 1956 and 1957 respectively

(c) The primary reason for decrease in production is the shortage of foreign exchange The strike in the factory of M|s Premier Automobiles for about 4 months from April 1958 also contributed to the fall in production.

Trade balance with Burma

1630. { **Shri Ram Krishan:** / **Shri Raghunath Singh:**

Will the Minister of Commerce and Industry be pleased to state

(a) whether it is a fact that India had adverse trade balance with Burma during 9 months ending with September, 1958; and

(b) if so, the value of imports and exports from and to Burma during the same period?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Yes, Sir.

(b) During the period January-September, 1958 India's imports from and exports to Burma were Rs. 28.78 crores and Rs 5 11 crores. respectively.

Ambulances and Staff Cars for Medical Officers of the C.P.W.D.

1631. Shri Tangamani: Will the Minister of **Works, Housing and Supply** be pleased to state:

(a) the number of staff cars and ambulance vans maintained by the Medical Officers of the Central Public Works Department in Delhi;

(b) the amount of petrol consumed by each of them in the year 1957-58 and the half year ending September, 1958;

(c) the number of times the staff cars have been used by the Medical Officer to attend to patients from among the work-charged staff, at their residence;

(d) the number of times the ambulance vans have been used to vonvey or to attend to patients from among workcharged staff;

(e) whether log books are maintained for the staff cars and ambulance vans; and

(f) if not, the reasons therefor?

The Minister of Works, Housing and Supply (Shri K. C. Reddy): (a)

(*a*) Staff car	.	One
Mobile Medical Unit-*cum*-ambulance car		One
(*b*) 1957-58		April '58 to September '58
Staff car	460 gallons	142 gallons
Mobile Unit	140 gallons	257 gallons

The staff cars remained out of operation from January, 1958 to April, 1958 and mobile unit from April, 1957 to December, 1957 and this explains the variations in consumption of petrol during the period.

(c) and (d).

(i) Attending to patients at their residence—Two times.

(ii) Carrying patients to Hospitals—Four times.

The vehicles attached to C.P.W.D. Health Unit are primarily intended to convey medical assistance to the workers on site of the work and not at their residences However, no emergent calls for visits to the residences of patients have been refused so far.

(e) Log books are duly maintained for the staff car and the ambulance car.

(f) Does not arise

Khadi and Village Industries Board, Tripura

1632. Shri Dasaratha Deb: Will the Minister of **Commerce and Industry** be pleased to state:

(a) the total money advanced by Government to the Khadi and Village Industries Board of Tripura,

(b) the monthly expenditure of the Board upto September, 1958,

(c) the monthly production of yarn from the *charkhas* run under the supervision of the Board, and

(d) whether any re-organisation of the Board has been contemplated?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Rs 1,61,000

(b) and (c) A statement containing the required information is placed on the Table [*See Appendix* IV, annexure No 41]

(d) No Sir

Royalty to Foreign Firms

1633. Shri Aurobindo Ghosal: Will the Minister of **Commerce and Industry** be pleased to state

(a) whether any royalty is paid to the foreign firms if appointed in any industry in India, and

(b) if so, what is the rate?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) and (b). One of the ways to secure foreign technical collaboration in specialised industries is payment of royalty to the foreign firms concerned. There is, however, no standard rate fixed. Each case is considered on its merits, the rate depending on the nature of technique involved

Cement allotted to States

1634. { **Shri Daljit Singh.**
Shri Sarju Pandey:

Will the Minister of **Commerce and Industry** be pleased to state the quantity of cement allotted and supplied to each State during 1958-59, so far?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): A statement showing cement allotments and despatches to each State during 1958-59 is placed on the Table [*See* Appendix IV annexure No 42]

Committees under Planning Commission

1635 **Shri Daljit Singh** Will the Minister of **Planning** be pleased to state the names of committees which worked under the Planning Commission during 1957-58 and 1958-59 so far?

The Deputy Minister of Planning (Shri S. N. Mishra): A statement is laid on the Table of the House [*See* Appendix IV, annexure No 43].

Accommodation in Patiala

1636. **Shri Daljit Singh:** Will the Minister of **Works, Housing and Supply** be pleased to state

(a) whether it is a fact that there would be ample accommodation in big and palatial houses available at Patiala when all the offices are shifted to Chandigarh; and

(b) if so, whether Government propose to shift some of the Central Government offices there?

The Minister of Works, Housing and Supply (Shri K. C. Reddy): (a) and (b) The Punjab Government have reported that there is no surplus accommodation available at Patiala, as the accommodation that became surplus on the shifting of the former PEPSU. offices from Patiala to Chandigarh were allotted to the offices of the reorganised State of Punjab which it was decided to locate at Patiala The question of shifting some Central Government offices to Patiala can be considered only if suitable accommodation becomes available there

Rent Arrears of Government Buildings

1637. **Shri N. R. Munisamy:** Will the Minister of **Works, Housing and Supply** be pleased to state

(a) the amount of rent arrears outstanding against the Government servants in respect of their occupation of the Government premises in Delhi and New Delhi in the year 1957-58 under following heads

(i) total amount of rent realisable during the year,

(ii) rent actually realised,

(iii) outstanding at the close of the year, and

(iv) steps taken to clear these,

(b) whether the rents are being deducted from salaries of the Government servants each month, and

(c) if so, the reasons for the arrears of rent against them?

The Minister of Works Housing and Supply (Shri K. C. Reddy): (a) (i), (ii), (iii) and (iv)—The total assessment of rent due to Government in 1957-58 from Government servants, rent-paying Government Departments, Members of Parliament and all other individuals and organisations was Rs 119 lakhs approximately. As the rent records are maintained building-wise and not tenant-wise, break-up of

the rent realisable from Government servants—as distinct from others—and of the rent actually realised from them is not available. The total rent actually realised in the year was Rs. 107 lakhs approximately. Out of the resulting arrears of Rs. 12 lakhs approximately, the arrears due from Government servants, as calculated from the building-wise records, were Rs. 10 lakhs approximately. The bulk of this amount is likely to have been actually recovered from the Government servants and only adjustment in the books of the Estate Office is pending for lack of intimation from the Ministries and Departments concerned. The outstandings have been split up Ministry and Department-wise by mechanical process with the aid of the Army Statistical Organisation and an officer has been placed on special duty to contact the individual Ministries and Departments for the purpose of liquidating the arrears

(b) Yes

(c) (i) As explained in (a) above, the greater part of the arrears was due te absence of intimation of recovery by Ministries and Departments to the Estate Office, with the result that the Estate Office continues to show sums as arrears even after recovery has actually been made. Action to prevent accumulation of paper arrears of this kind in future has been taken by prescribing that all Ministries and Departments should send intimation of recovery to the Estate Office by the 5th of the month following the month to which the dues relate

(ii) Another cause of the arrears was late receipt by Ministries and Departments in some cases of the rent bills from the Estate Office This has been obviated by prescribing that the rent bills must be despatched by the Estate Office to Ministries and Departments by the 10th of the month to which they relate.

(iii) In a small percentage of cases, arrears arise because recovery through pay bills is not possible due to the retirement, death, dismissal, transfer, etc., of Government servants. In such cases, adjustment has to be made against other sums due from them to Government. Where this is not possible, the provisions of the Public Premises (Eviction of Unauthorised Occupants) Act, 1958 relating to recovery of rent as arrears of land revenue have to be invoked.

Rehabilitation of Displaced Persons At Gandhigram, Tripura

1638. **Shrimati Renu Chakravartty:** Will the Minister of **Rehabilitation and Minority Affairs** be pleased to state:

(a) whether any representation regarding prevalence of corruption at Gandhigram, Tripura has been received from the inmates of the colony;

(b) whether the training-cum-production scheme is functioning satisfactorily;

(c) how many people are employed in paddy husking and Ghani schemes; and

(d) whether any enquiry has been made into the workings of this colony?

The Minister of Rehabilitation and Minority Affairs (Shri Mehr Chand Khanna): (a) No

(b) It started functioning only since 12th August, 1958 and it is too early yet to express an opinion

(c) 36 persons are employed in the Paddy Husking Scheme. The Ghani Scheme has not yet been started.

(d) No special enquiry has been made but there are always periodical inspections of all colonies by the Officers of the Rehabilitation Department.

Import restrictions on raw films

1639. **Shri Tangamani:** Will the Minister of **Commerce and Industry** be pleased to state·

(a) whether there has been any relaxation of restrictions in the import

of raw films during the half year ending March, 1958;

(b) if so, the nature of concession granted; and

(c) what is the value of the raw films imported during the half year ending September, 1958?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) No, Sir

(b) Does not arise

(c) Rs 77,49,821

National Small Industries Corporation (Private) Ltd.

1640. Shri Aurobindo Ghosal: Will the Minister of Commerce and Industry be pleased to state what is the total value of purchases made by the Central and State Governments through the National Small Industries Corporation (Private) Ltd during 1958-59 so far?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): The National small Industries Corporation only assists the small scale units in securing Government contracts and that too for stores required by Central Government Departments for which indents are placed on the Directorate General of Supplies and Disposals During the period April-November, 1958 the small scale units were able to secure contracts valued at Rs 1,59,71,428 through the assistance of the Corporation

Motor Cars and Bicycles

1641. Shri Jhulan Sinha:
Shri D C. Sharma:
Shri L Achaw Singh:

Will the Minister of Commerce and Industry be pleased to state:

(a) the total number of (i) motor cars and (ii) bicycles assembled and manufactured in the country during the last year,

(b) the total number of cars and bicycles imported during the same period; and

(c) the total number thereof sold in the country and also that exported country-wise in the above period?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): The figures for the year 1957 are as under:

(a) Motor cars	11,601
Bicycles	8,99,402.

(b) Separate figures for motor cars are not available but 247 units of Road Motor vehicles complete excluding jeeps and Landrovers' were imported

Bicycles	90,180

(c) Sales (to dealers)

Motor cars	11,643
Bicycles (estimated)	846,725

EXPORTS

Country	Motor cars	Bicycles
Afghanistan	1	
Saudi Arabia		12
Nepal		5
Pakistan East		1
Burma		1

U N. Committees

1642 Shri Koratkar. Will the Prime Minister be pleased to state

(a) the number of Committees of United Nations wherein Indian delegates participated during 1957 and 1958 so far, and

(b) the main subjects discussed?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) and (b) The names of Committees and Commissions of the United Nations in which Indian delegates participated in 1957 and 1958 are given in the paper laid on the Table [See appendix IV, annexure No 44] General nature of subjects dealt with in these bodies will be clear from the titles themselves

आकाशवाणी का दिल्ली केन्द्र

१६४३. **श्री अजित सिंह :** क्या सूचना और प्रसारण मंत्री यह बताने की कृपा करेंगे कि :

(क) वर्ष १९५८-५८ में आकाशवाणी के दिल्ली केन्द्र से गढ़वाली के कितने लोक-गीत और अन्य कार्यक्रम प्रसारित किये गये, और

(ख) इन कार्यक्रमों के स्तर को ऊंचा करने और अधिक लोकप्रिय बनाने के लिये क्या विशेष कार्यवाही की जा रही है ?

सूचना और प्रसारण मंत्री (डा० केसकर) (क) १३०।

(ख) इस सम्बन्ध में मैं माननीय सदस्य का ध्यान उनके १९ नवम्बर १९५७ को किये गये प्रश्न संख्या ३७५ के उत्तर की ओर दिलाना चाहता हूं। आकाशवाणी के कार्यक्रमों के स्तर को ऊंचा करने का काम बराबर जारी रहता है। इस सम्बन्ध में सब आवश्यक कदम उठाये जा रहे हैं। उन में एक स्थाम रेकार्डिंग दल को गढ़वाल भेजना भी है।

Excess Allotments to Displaced Persons

1644. Shri Arjun Singh Bhadauria: Will the Minister of **Rehabilitation and Minority Affairs** be pleased to refer to the reply given to Unstarred Question No. 3176 dated the 2nd May, 1958 and state

(a) whether it is a fact that excess allotment has not been cancelled in many cases; and

(b) whether allotments were made to non-displaced persons who were ineligible?

The Minister of Rehabilitation and Minority Affairs (Shri Mehr Chand Khanna): (a) No. Excess allotment was cancelled where multiple allotment came to notice and was proved.

(b) Yes, on rental basis. Wherever such an allotment was necessary so as to avoid hardship. Allotments were also made to institutions.

Alternative Accommodation

1645. Shri Arjun Singh Bhadauria: Will the Minister of **Works, Housing and Supply** be pleased to refer to the reply given to Unstarred Question No. 1499 dated the 4th September, 1958 and state whether all the unauthorised occupants of Government quarters have been provided with alternative accommodations?

The Minister of Works, Housing and Supply (Shri K. C. Reddy): Subject to eligibility, alternative accommodation was offered to all displaced persons residing unauthorisedly in Government quarters under the control of the Estate Office, New Delhi

The criteria laid down for eligibility were as under:—

(a) that the persons concerned had been in unauthorised occupation sharing/ accommodation with Government allottees since 11th December 1948 or earlier

(b) that the persons concerned were *bona fide* displaced persons

(c) the persons concerned were not defaulters in payment of damages

(d) the occupation from or before 11th December, 1948 was either continuous or if a shift was necessitated because of the shift of the allottee it was with the same allottee.

Import Licences

1646. Shri N. R. Muniswamy: Will the Minister of **Commerce and Industry** be pleased to state:

(a) the commodities for which import licences are issued to the State Trading Corporation;

(b) whether similar licences are issued to private individuals for similar commodities; and

(c) if so, on what basis?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) A statement showing the names of commodities for which import licences were issued to the State Trading Corporation is placed on the Table. [See Appendix IV, annexure No. 45]

(b) Yes, Sir, except in the case of following commodities which are licensed only to the State Trading Corporation

Portland cement

Raw Silk

Caustic Soda (except Rayon grade soda)

Soda Ash (Light)

Sodium Nitrate

Sulphate of Ammonia, Mineral phosphates

Murnate of Potash

(c) On the basis of import policy obtaining from time to time for the various commodities

Issue of Licences

1647. Shri L. Achaw Singh: Will the Minister of **Commerce and Industry** be pleased to state

(a) whether it is a fact that the disposal of actual users' applications by the licensing authority are delayed on account of failure on the part of applicants to provide all the information called for; and

(b) if so, the remedial measures, if any, adopted for quick disposal?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Yes, Sir This happens in certain cases.

(b) The remedy lies in the hands of applicant

National Small Industries Corporation

1648. Shri L. Achaw Singh: Will the Minister of **Commerce and Industry** be pleased to state·

(a) whether the Regional office of the National Small Industries Corporation at Calcutta has ever provided marketing and other assistance to small industries of Manipur; and

(b) if so, the nature of the assistance made available?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Although no specific marketing assistance has been provided so far, *considerable publicity was given in* the Region concerned, about the Hire Purchase Scheme run by the Corporation, but few came forward to avail of this facility

(b) Only one application was received from Manipur State for supply of Brick Moulding Machine and Diesel Engine. Although the application was accepted and the machines were offered, the applicant subsequently withdrew his demand

Employment Exchange, Imphal

1649. Shri L. Achaw Singh: Will the Minister of **Labour and Employment** be pleased to state:

(a) the number of Scheduled Tribe applicants registered with Employment Exchange, Imphal during 1957 and 1958 so far; and

(b) how many have been provided employment?

The Deputy Minister of Labour (Shri Abid Ali): (a) and (b). The information is given below:—

Year/period	No registered	No. placed
(1)	(2)	(3)
1957 (June-December	295	
1958 (January-October	971	133

Bharat Samachar

1650. Shri Shree Narayan Das: Will the **Prime Minister** be pleased to state

(a) whether it is a fact that the magazine 'Bharat Samachar' meant to be distributed in Nepal which was published in both Hindi and Nepali is now being published only in Nepali,

(b) if so, the reasons therefor, and

(c) the number of copies printed of this magazine?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) 'Bharat Samachar' was published only in Hindi up to September 1956 and since then it is being published in Nepali only

(b) As the Hindi edition of 'Bharat Samachar' did not attract much enthusiasm from the local population, our Mission at Kathmandu decided after careful consideration, to publish it in Nepali, which is the national language of the area The change has met with good response resulting in the increase in demand for copies

(c) Two thousand copies of each issue

Imports of Watches

1651. Shri Daljit Singh: Will the Minister of **Commerce and Industry** be pleased to state the total value of watches imported into India during 1958-59 so far from each country separately?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): The total value of watches imported into India during 1958-59 (April-September 1958) country-wise are as follows:—

Stop Watches	*Value in '000' of Rs. 1958-59 (April-September 1958)*
U. K	3
Switzerland	5
Total	8

Wrist Watches

U. K.	23
Germany West	13
Switzerland	574
Sweden	11
Italy	1
Total	622

Others including clocks with watch movements

U. K.	4
Germany, West	2
Switzerland	1
	7

Figures beyond September 1958 are not yet available

Local Development Works Programme

1652 Shri Rami Reddy: Will the Minister of **Planning** be pleased to state.

(a) whether it is a fact that it has been decided to discontinue the Local Development Works Programme after the current financial year, and

(b) if so, the reasons therefor?

The Deputy Minister of Planning (Shri S N. Mishra): (a) and (b). The entire Plan provision of Rs. 15 crores for the Local Development Works Programme in the Second Five Year Plan has already been allocated to the various States during the first three years of the Plan and no funds are available for allotment during 1959-60

Several State Governments have, however, requested continuance of the Programme beyond the current financial year The matter is under consideration

Pandara Road Flats

1653. { Shri Sugandhi: / Shri U. C. Patnaik:

Will the Minister of **Works, Housing and Supply** be pleased to state:

(a) whether it is a fact that some disparity exists in the provision of

amenities in the A and B Blocks of Pandara Road "E" type flats in New Delhi;

(b) if so, the nature thereof; and

(c) the action taken to remove the disparity?

The Minister of Works, Housing and Supply (Shri K. C. Reddy): (a) Yes

(b) A cement platform has been provided outside the rear verandah of each lower flat in the 'B' Block but not in 'A' Block. There are three other minor differences viz. in the 'B' Block, wash-basins have been fitted in the rear verandahs, the door of the store room opens outside into the verandah and windows have been painted green whereas in 'A' Block, the wash-basins have been provided in the bathrooms, the door of the store room opens into the store and the windows have been painted dark brown.

(c) Necessary instructions have been issued for the removal of the differences other than that in the colour of windows in the two blocks

सरकारी पदाधिकारियों को रेफ्रिजरेटर देना

१६५४. **श्री वाल्मीकी :** क्या निर्माण, आवास और संभरण मंत्री यह बताने की कृपा करेंगे कि :

(क) वर्ष १९५८ की ग्रीष्म ऋतु में कितने सरकारी पदाधिकारियों ने एस्टेट पदाधिकारी, नई दिल्ली से अस्थायी तौर पर रेफ्रीजरेटर देने के लिये प्रार्थना की थी ,

(ख) उन प्रार्थनापत्रों के फलस्वरूप एस्टेट पदाधिकारी ने कितने सरकारी पदाधिकारियों को रेफ्रिजरेटर दिये थे ,

(ग) क्या दिये गये रेफ्रिजरेटर पुराने थे अथवा नये ;

(घ) कितनी बार ये रेफ्रिजरेटर खराब हो गये और उनकी मरम्मत करनी पड़ी और कितने रेफ्रिजरेटर को अधिक मरम्मत करनी पड़ी ;

(ङ) क्या दिये गये रेफ्रिजरेटर पर उनके नियत किराये के अतिरिक्त पच्चीस प्रतिशत अधिक किराया लिया गया था , और

(च) यदि हां, तो यह अधिक किराया क्यों लिया गया था ?

निर्माण, आवास और संभरण मंत्री (श्री क० च० रेड्डी) : (क) २०

(ख) १८

(ग) पुराने

(घ) २७ बार खराबी हुई जिसमें केवल एक बार अधिक मरम्मत कराने की आवश्यकता पड़ी ।

(ङ) हां ।

(च) नियत किराया १२ महीने प्रयोग करने पर आधारित है अस्थायी अलाटमेंट की बीच की निरर्थक अवधि के कारण अस्थायी अलाटमेंट पर २५ प्रतिशत अधिक किराया लगाया जाता है ।

Indamer Company

1655 **Shrimati Renu Chakravartty:**
Shri Muhammed Elias:

Will the **Prime Minister** be pleased to state:

(a) whether payments to Indamer Company for N.E.F.A. air dropping is being made on basis of flying hours inclusive of the service taken for loading the aircraft on the ground;

(b) what are the records checked for checking flying hours of Indamer; and

(c) whether the control tower records about actual flying hours tally with Indamer records?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) No. As per terms of contract with the Indamer Co., flying time is calculated from the time the aircraft takes off the ground to the time it touches down and is exclusive of loading and unloading time on the ground.

(b) The records of control towers at Rowriah and Mohanbari are the records checked for checking the flying hours.

(c) These generally tally In the few cases of difference between the two, payment is made on the basis of control tower timings or timings of Indamer records, whichever is less

Bata Shoe Company Workers, Faridabad

1656. Shri Tangamani: Will the Minister of **Labour and Employment** be pleased to state

(a) whether the representatives of Bata Shoe Company workers of Faridabad met the Prime Minister on the 22nd November, 1958;

(b) whether a memorandum was submitted to Government about their demands, and

(c) if so, action taken in the matter?

The Deputy Minister of Labour (Shri Abid Ali): (a) Yes

(b) Yes

(c) The appropriate Government in this case is the State Government and they are seized of the matter

Slum Clearance in Punjab

1657. Shri Daljit Singh: Will the Minister of **Works, Housing and Supply** be pleased to refer to the reply given to Unstarred Question No. 2466 on the 22nd September, 1958 and state

(a) whether any scheme of slum clearance has since been sanctioned for Punjab State during the Second Five Year Plan period; and

(b) if so, the progress so far?

The Deputy Minister of Works, Housing and Supply (Shri Anil K. Chanda): (a) and (b). No Slum Clearance project has so far been received from the Punjab Government. In accordance with the revised procedure since prescribed, the State Governments can now themselves sanction such projects, provided these conform to the provisions of the Slum Clearance Scheme

Industrial Estates in Orissa

1658. Shri B. C. Mullick: Will the Minister of **Commerce and Industry** be pleased to state:

(a) the progress made so far in setting up Industrial Estate at Kendrapara in the district of Cuttack, Orissa,

(b) the probable time anticipated for the inauguration of this Industrial Estate; and

(c) whether there is a propopsal for setting up some more Industrial Estates in Orissa before the end of the Second Plan period?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Negotiations for the acquisition of land for the Kendrapara Industrial Estate have been finalised and land will be taken over shortly The State Government propose to undertake the work of construction of six blocks at Kendrapara during the current financial year

(b) It is, however, not possible to indicate the time that will be taken for inauguration of the Estate

(c) The State Government propose to set up four more industrial Estates one each at Cuttack, Jharsuguda, Berhampur and Rourkela, during the 2nd Five Year Plan. All the five schemes have been approved by the Government of India.

Handicrafts in Punjab

1659. Shri Daljit Singh: Will the Minister of **Commerce and Industry** be pleased to refer to the reply given

to Starred Question No. 1451 on the 3rd April, 1958 and state the total amount proposed to be allotted for the development of Handicrafts in Punjab during the remaining period of the Second Five Year Plan?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): The allotments of funds for development of handicrafts under the Second Five Year Plan are made from year to year depending on the over-all financial position, the types of schemes proposed by the States, the progress made, etc. etc. Accordingly, the total amount to be allotted for the development of handicrafts in Punjab during the remaining period of the Second Five Year Plan connot be indicated at this stage This will be settled in due course

Industrial Estates in Punjab

1660. **Shri Daljit Singh:** Will the Minister of **Commerce and Industry** be pleased to state

(a) how many Industrial Estates have been opened in the Punjab State so far;

(b) the kinds of factories erected therein; and

(c) the expenditure incurred on these Estates so far?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) No Industrial Estate in Punjab has so far been opened

(b) Construction work of factories has been undertaken in the proposed Estate at Ludhiana only Three types of factories are being constructed viz

'A' Type (Size 80' 50'
'B' Type (Size 40' 00',
'C' Type (Size 35' 50')

No factory has started functioning

(c) An expenditure of Rs. 8 62 lakhs has been incurred by the State Government on the proposed Estate at Ludhiana upto the end of September, 1958.

All India Petroleum Workers' Federation

1661. **Shri P. R. Patel:** Will the Minister of **Labour and Employment** be pleased to state:

(a) the number of workers attached to the All India Petroleum Workers' Federation and Unions affiliated to it; and

(b) the total number of workers serving under Oil Companies in India?

The Deputy Minister of Labour (Shri Abid Ali): (a) The verified figures of membership of the All India Petroleum Workers' Federation are not available

(b) According to the information received from the Oil Distributing Companies, the total number of workers employed in the industry is 20,500

Fruit Canning Centre, Agartala

1662. **Shri Dasaratha Deb:** Will the Minister of **Rehabilitation and Minority Affairs** be pleased to state

(a) the total amount spent for the establishment and running of a Fruit Canning Centre at Agartala by the Tripura Administration,

(b) the total production of cans in that Centre;

(c) the gross income from the sale of cans,

(d) whether it is a fact that some stocks of cans remained unsold; and

(e) if so, the reasons therefor?

The Minister of Rehabilitation and Minority Affairs (Shri Mehr Chand Khanna): (a) to (e). The information is being collected and will be laid on the Table of the Lok Sabha

Sale of Cars

1666. **Shri S. A. Mehdi:** Will the **Prime Minister** be pleased to state:

(a) what are the rules regarding sale of motor cars by Foreign Diplomats in India; and

(b) whether Government have laid down any rules regarding sale of cars by Indian Diplomats in foreign countries?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) The sale of motor-cars by foreign diplomats in India is governed by "Foreign Privileged Persons' (Regulation of Customs Privileges) Rules, 1957" a copy of which has been placed on the Table of the House. [*See* Appendix IV, annexure No. 46.]

(b) Government have not laid down any rules regarding sale of cars by Indian diplomats in foreign countries but comprehensive administrative instructions have been issued, the purpose of which is not to allow sale of cars where the object is to make profit

Displaced Persons Settled in Rampur District

1667. Shri S. A. Mehdi: Will the Minister of **Rehabilitation and Minority Affairs** be pleased to state:

(a) whether it is a fact that a large number of displaced persons who have settled down during the last 10 years in Bilaspur and Suao Tehsils of Rampur District of Uttar Pradesh are being asked to leave their homes and cultivation and go to other Districts;

(b) if so, the reasons therefor; and

(c) the number of such persons and area being cultivated by them?

The Minister of Rehabilitation and Minority Affairs (Shri Mehr Chand Khanna): (a) and (b). According to the report of the Uttar Pradesh Government, a number of Rai Sikhs, who are reported to be non-displaced persons, had trespassed on forest land in the Bilaspur and Suao Tehsils of Rampur District. The matter concerns the State Government who will take suitable action in regard to it.

(c) Figures are not available.

Import of Coconut Oil

1668. { Shri Vasudevan Nair: / Shri Easwara Iyer:

Will the Minister of **Commerce and Industry** be pleased to state:

(a) whether coconut oil is being imported into India from Phillippines;

(b) if so, how much was imported in the year 1957-58; and

(c) how the price of Phillippine Oil compares with the price of oil produced in India?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) No, Sir.

(b) Does not arise.

(c) We have no information on the price of Phillippine coconut oil.

Uranium Production

1669. Shri P. G. Deb: Will the **Prime Minister** be pleased to state:

(a) the total quantity of uranium extracted in India every year;

(b) the names of places where these uranium mines are being worked out at present; and

(c) the steps taken to expedite tapping of uranium deposits in the country?

The Prime Minister and Minister of External Affairs (Shri Jawaharlal Nehru): (a) It is not in the public interest to disclose this information.

(b) Exploratory Mining for Uranium ores is being carried out mainly in the States of Bihar and Rajasthan

(c) A detailed and systematic survey and prospecting work for location of deposits of uranium ores in the country is being carried out by the Atomic Minerals Division of the Department of Atomic Energy since 1950 in different States of India. 6 Geological Field Parties and 11 Drilling

Units, the latter shortly to be increased to 23, are at present engaged on this work in different States. Exploratory mining has also been undertaken in areas where commercially recoverable quantities of ore have been proved to exist by drilling and other methods

Private Prospectors and mine owners are also being encouraged to help in the search for atomic minerals including uranium ores, by the free loan and servicing of Geiger Muller counters, assay of samples sent by them, free technical advice in developing suitable deposits and rewards for discovery of new uranium deposits

Industrial Estate at Tinsukia (Assam)

1671. **Shri P. C. Borooah:** Will the Minister of Commerce and Industry be pleased to state

(a) whether there is any scheme to establish an Industrial Estate at Tinsukia in Assam

(b) if so, the size and cost involved and

(c) when the work is to be started?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) No scheme to establish an Industrial Estate at Tinsukia in Assam has so far been received from the State Government

(b) and (c) Do not arise

Coffee and Tea Boards

1672. **Shri N R. Munisamy:** Will the Minister of Commerce and Industry be pleased to state.

(a) the total amount of receipts and expenditure of the Coffee and Tea Boards during the years 1956-57 and 1957-58; and

(b) the amount of expenditure incurred for propaganda and publicity in India?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri):

(a)	Year	Receipts	Expenditure
		Rs.	Rs.
Tea Board	1956-57	138 lakhs*	87 lakhs
	1957-58	139 lakhs*	100 lakhs
(b)	1956-57	22 lakhs	
	1957-58	24 lakhs	

*Including Cash Balances

Regarding Coffee Board, the information is being collected and will be laid on the Table of the House

Silk Industry

1673. **Shri Daljit Singh:** Will the Minister of Commerce and Industry be pleased to state

(a) the nature of steps taken so far for the development of silk industry in Punjab State,

(b) the progress made in this regard

(c) whether it is a fact that some varieties of silk goods are exported, and

(d) if so, the names of foreign countries to which these are exported?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Important steps taken by the Government of India for development of silk industry in Punjab include —

(i) grant of financial assistance towards implementation of specific schemes

(ii) distribution of improved types of Japanese mulberry grafts.

(iii) improvement of silk worm seed

(iv) improvement of raw silk reeling by starting demonstration centres

(v) deputation of an officer of the State Sericulture Department to Japan

(vi) making available the services of Japanese sericulture experts to assist the State, for drawing up suitable programme for development of Sericulture.

(b) The production of raw silk has shown an increase from 14,877 lbs. in the year 1949 to 21,400 lbs. in the year 1957.

(c) There is at present no export of silk fabrics to foreign countries from Punjab.

(d) Does not arise

Second Five Year Plan of Punjab

1674. Shri Daljit Singh: Will the Minister of Planning be pleased to state:

(a) whether it is a fact that the Punjab Government asked for an allotment outside their Second Five Year Plan for certain construction work;

(b) if so, whether the allotment has been sanctioned; and

(c) if not, the reasons therefor?

The Deputy Minister of Planning (Shri S. N. Mishra): (a) to (c) Attention of the Hon'ble Member is invited to the reply given to Starred Question No 715 by Sarvashri V C Shukla and Ram Krishan on 8th December, 1958, in Lok Sabha

Export of Vegetables

1675. Shri Daljit Singh: Will the Minister of Commerce and Industry be pleased to state

(a) whether there is any improvement in the export of vegetables this year in comparison to the year 1956,

(b) if so, to what extent; and

(c) the names of countries to which these are exported?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) Yes, Sir.

(b) To the extent of about Rs 55 lakhs over the first three quarters of the calendar year

(c) Ceylon, Aden, Bahrein Islands, Trucial Oman, Kenya, Burma, Zanzibar, Tanganyika, Malaya, Singapore and Seychelles.

Handloom Industry

1676. Shri Daljit Singh: Will the Minister of Commerce and Industry be pleased to state:

(a) the total quantity and value of yarn consumed by the handloom industry of Punjab during 1956-57, 1957-58 and 1958-59 so far; and

(b) the estimated value of products of the handloom industry in the Punjab during the above period?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) The estimated consumption of yarn reported by the co-operative societies is as under.

Year	Yarn (in lbs.)
1956-57	2,63,462
1957-58	6,90,526
1958-59 (April-September, 1958)	2,72,906

Information about the value is not available

(b) The estimated value of handloom cloth produced by these societies is as below:

Year	Value (Lakhs of Rs.)
1956-57	51·56
1957-58	60·83
1958-59 (April to September 58)	24·07

Information relating to the sector outside the co-operative is not available

खादी का उत्पादन

१६७७. श्री पन्ना लाल बारूपाल : क्या वाणिज्य तथा उद्योग मंत्री यह बताने की कृपा करेंगे कि

(क) क्या सरकार को विदित है कि खादी उत्पादन केन्द्रों में आधुनिक यंत्रों के प्रयोग के फलस्वरूप पुराने तरीके से काम करने वाले सभी कारीगर बेरोजगार हो गये हैं ;

(ख) क्या यह सच है कि पुराने बुनकरों को आधुनिक ढंग का प्रशिक्षण नहीं दिया जाता किन्तु नये नये लोगों को इसका प्रशिक्षण देकर काम में लगाया जाता है ; और

(ग) यदि हां, तो इस संबंध में क्या कार्यवाही की जायेगी ?

वाणिज्य तथा उद्योग मंत्री (श्री लाल बहादुर शास्त्री) : (क) जी नहीं।

(ख) जी नहीं।

(ग) प्रश्न ही नहीं उठता।

Ambar Khadi Industry

1679. Shri Daljit Singh: Will the Minister of **Commerce and Industry** be pleased to state the amount allotted as grants and loans to the Punjab Government for the purpose of Ambar Khadi Industry in 1957-58?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri). As a Statutory Khadi and Village Industries Board exists in Punjab funds for the development of the Ambar Khadi industry in that State were sanctioned during 1957-58 through the State Khadi and Village Industries Board and registered institutions. The amount sanctioned was Rs. 17 22 lakhs as grants and Rs. 26 57 lakhs as loans. In addition, a loan of Rs 2.17 lakhs given in 1956-57 was renewed

Ambar Charkha Programme in Punjab

1680. Shri Daljit Singh: Will the Minister of **Commerce and Industry** be pleased to state·

(a) the number of Ambar Charkha working at present in the Punjab State; and

(b) the average production of yarn therefrom?

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): (a) About 18,300 Ambar Charkhas were working in Punjab State upto the end of November, 1958, of which 1,500 were in the spinners' training centres.

(b) The average monthly production of yarn in the Punjab State is about 20,000 lbs. at present.

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12 hrs.

MOTION FOR ADJOURNMENT

Strike by Cane-growers

Shri S. M. Banerjee (Kanpur): Mr Speaker, we have received a reply from you to our adjournment motion that it relates to a continuing matter The motion was tabled in regard to the strike which is going on from yesterday in the sugar mills by the cane-growers It is not a continuing matter at all; it has started only yesterday The hon. Minister made a statement on 2nd December, 1958 when there was no strike 7 mills are idle

Mr. Speaker: Let a number of mills be idle. This is not the only forum: the local Government is there and it will take charge of it

Some Hon. Members: No, no

Shri Braj Raj Singh (Firozabad) The local Government cannot fix the price; the price is fixed by the Central Government

Shri S. M. Banerjee: The State Legislature has passed a unanimous resolution that the cane price should be fixed at Rs 1.75; now it is for the Central Government to fix the price Even the Press report says that the cane growers have decided to continue their strike till the Union Government meets their demands by accepting the price of Rs. 1.75. So, the entire decision rests with the Central Government and not with the provincial Government at all

Mr. Speaker: I have been receiving almost every day notices of adjournment motion regarding the cane price

[Mr. Speaker]

I fixed up a No-Day-Yet-Named Motion for discussion in this House and I wanted to bring it up this week. In the meanwhile, the hon. Minister has been consistently saying that notwithstanding the fact that those resolutions were passed in the two States of Bihar and U.P., the Government and the Board..

An Hon. Member: What Board?

Mr. Speaker: The Sugar Control Board or some board Both of them have not agreed with the resolutions and this being done only for the purpose of making it appear like that. That is his view, and the Central Government has got a right to take that view He told me, let us wait and see and bring it up if necessary in the next session

Shri Ranga (Tenali): In the meanwhile, the cane will be sold away.

Mr. Speaker: Now in view of this strike, etc, I will ask him to reconsider this matter and see if a decision is necessary. The hon Minister feels that it is a kind of propaganda; that is what he told me.

Some Hon. Members: No, no

Mr. Speaker: It may be both ways, it may be propaganda on the part of the opposition .. (*Interruptions.*) Why do not hon Members allow me to complete the sentence? It may be propaganda on behalf of the Government also So, it may be one way or the other. So, I have to take both sides into consideration

A statement was made recently But all the same, in view of the resolutions having been passed by the two Houses in the two States, I allowed a No-Day-Yet Name Motion But it has to be fixed up in consultation with the hon. Minister This is the last week of the session. Yesterday in the Business Advisory Committee, I allowed two motions to be brought up and I am going to request the House to sit from 4 to 6, i.e. one hour more for that. In the meanwhile, I sent notice to the hon. Minister asking him to agree to a particular date. But he sent word to me this morning saying that he made a statement recently and that the Central Government feels unable to go into this matter now; it may be taken up by the next session. So far as this matter is concerned, if hon. Members feel that it is a matter which has to be discussed, let us have a day.

Shri Ranga: At least half a day

Shri Jaipal Singh (Ranchi West—Reserved—Sch. Tribes): Before the hon Minister rises to have his say, I wish to point out that you have raised a very, very important issue. I think this is a matter which has got to be settled by you and not by the Minister You have said just now that you have consulted the hon. Minister as to whether he would accept a discussion. I submit to you that it is not for anybody here to decide whether there shall be discussion on this or that subject. That is a matter for you alone to decide after having assessed the feeling of the House This has been happening in regard to the discussion of the Backward Classes or the Scheduled Castes and Scheduled Tribes Commissioner's report It is not for the Treasury Benches to decide They may have a time-table, but the question of discussion is a matter for you to decide, having taken the general feeling of the House It is not for the Minister to say that he shall have no discussion He cannot do that

Shri A. K. Gopalan (Kasergod): I think that the Minister would be kind enough to have the discussion this week, because if it is postponed, the position will become worse. Already there is a strike and it is quite necessary that the discussion must be held before the current session is over.

Shri Ranga: This is not a matter in which the opposition alone are interested. Quite a number of other people are interested also. I may

add that it would not be fair for anybody, the hon. Minister or anybody else, to say in one breath that the State Legislatures are responsible bodies elected by their own people and in another breath that they are doing this because they have some axe to grind I may also add that it is not only the local legislatures and the Governments, but the All-India Sugarcane Committee which has been appointed by the Government of India—there is a committee under the I.C.A.R presided over by a responsible officer—also has not been in agreement with the policy of the Government of India. So, we would like to have a discussion on this matter

The Minister of Food and Agriculture (Shri A. P. Jain): The price of sugarcane for the season 1958-59 was fixed in the month of March, 1958, i e almost before the sowing season Now that price has been prevailing It is true that the responsibility for fixing the price is that of the Central Government I am not going to deny that responsibility The two legislatures of Uttar Pradesh and of Bihar have passed Resolutions That Resolution passed by the U P Legislature was referred to the Joint Sugar-cane Board The Joint Sugare-cane Board was of the opinion that the price cannot be revised for the year 1958-59 They have made certain suggestions for the future Nothing new has transpired since the price was first fixed It has always been the practice that the price once fixed prevails for the season If an awkward situation has been created, it has been created by certain political parties

Some Hon. Members: No, no

Shri Vajpayee (Balrampur) Which are those political parties?

Shri S. M. Banerjee rose—

Mr. Speaker: Order, order If there are no differences of opinion, we will not be running a democracy Then it will be a dictatorship There can be a difference of opinion. If the hon Minister does not agree that really the situation requires it, it is his view Can I shut him out?

Shri Ranga: There are different political parties.

Shri Vajpayee: Does he include his own Party?

Shri A. K. Gopalan: It is not for him to say that it is a propaganda by political parties In those State legislatures all the parties are represented

Mr. Speaker: How can we prevent him from speaking.

Shri Nath Pai (Rajapur) But you can prevent him from accusing

Mr. Speaker: Order, order Does the hon Minister say that any of these hon Members are responsible? No

Shri A. P. Jain: I do not say that

Mr Speaker. No Outside

Shri A P Jain: What I was saying was that if a difficult and awkward situation has arisen, it has arisen because of the action of certain political parties Now, those parties (*Interruption*)

The Minister of Mines and Oil (Shri K. D Malaviya) That is perfectly right

Shri A. P. Jain. Those parties are very wrongly advising the farmers not to supply sugarcane to the factories It is a perishable commodity and any advice to that effect will do great injury to the farmer I would request these political parties to take a little more dispassionate view and not to advise the sugarcane growers in a wrong direction

I have already made a statement before the House In fact, I have nothing more to add to it I do not think that any occasion has arisen—not either for this adjournment

[Shri A. P. Jain]

motion nor for a discussion. Perhaps at a proper time and if proper conditions arise, a discussion about it may take place but not now. (*Interruption*)

Raja Mahendra Pratap (Mathura): I say vote for us

Mr. Speaker: Shri Jaipal Singh has raised a point that I must decide Certainly I do decide, but not after hearing one side only I must hear both the sides

Shri Sinhasan Singh (Gorakhpur) May I add one thing before you give your ruling, Sir? Two legislatures that of both Bihar and UP. which are mostly sugarcane producing areas have passed Resolutions unanimously

An. Hon. Member. Including the Congress Party

Mr. Speaker: He says that the Governments have not agreed

Shri Sinhasan Singh: Both these legislatures have passed the Resolution There are also Congressmen But the joint view is being trampled by the Central Government That is the point It is not proper to say that some political parties are doing it Those States are sugarcane producing States (*Interruption*)

Mr. Speaker: May I ask the hon Member if there is a difference of opinion between the Assembly and the Government? The Governments are not in favour of this

Shri Sinhasan Singh: No, Sir

Mr. Speaker: Those Governments have agreed.

Some Hon. Members: Yes

Shri A. P. Jain: The Uttar Pradesh Government have endorsed the view of the Joint Sugar-cane Board and they have said that they agree that the question of raising the price for the present season, i.e., 1958-59 does not arise.

Shri Ranga: May I know whether the sugarcane growers are represented on that Joint Sugar Control Board or whether only the Governments and the sugar mill owners are represented?

Shri A. P. Jain: To the best of my information, sugarcane growers are represented on that Board

Shri K. C. Sharma *rose*—

Mr. Speaker: Is it necessary that more time should be spent on this matter?

Shri Braj Raj Singh *rose*—

Mr. Speaker: I am going to allow time for discussion either today or tomorrow for two hours (*Interruption*)

Shri Vajpayee: Two hours will not suffice

Mr. Speaker: Does he want five hours? I have already admitted it, the hon Minister may also note in view of the Resolutions having been passed by both legislatures there where the majority of cane is grown in this country I have tried to avoid adjournment motion after adjournment motion every day I do not want to yield to any pressure from any particular Party I must be satisfied that there is a reasonable prospect of any decision that is taken in this House or, let alone the decision, a discussion being fruitful one way or the other But the hon. Minister has come to a definite conclusion—I hesitated so far—the hon Minister feels that there has been an agreement between himself and the Government there and the Board also, which is representative according to him, and nothing more need be done. The practice has been to fix a price some time in March even though the season may come some

time in November or December. That has been the practice. In this particular season a deviation from this practice is evidently what is thought of or called for by these strikers and those other people.

It is not as if I am yielding to one side or the other. I am trying to keep a balance. From the facts before me I have to consider whether such a situation has arisen or not. I find that not only a few parties which can be said to be carrying on a propaganda but the Secretary of the Legislature Party and also another hon. Member belonging to the Party to which the Government belongs seem to be agreed to have a discussion, except hon. Members who belong actively to the Treasury Benches. Other hon Members seem to be anxious to have a discussion, let alone the decision. Now today it is a little too early. Therefore we shall fix it up for tomorrow evening from four to six o'clock Two hours will be fixed

Shri S. M. Banerjee (Kanpur): Three hours

Shri K. C. Sharma (Hapur) It should be full day

Mr. Speaker: If the desire of hon Members is that top priority should be given to it, then we will have the other one regarding railway employees day after tomorrow. Is the hon. Minister agreeable to it? Will he be here?

Shrimati Renu Chakravartty (Basirhat): Provided that the half-an-hour discussion fixed for tomorrow is not shifted

Mr. Speaker: There is no time.

The Minister of Railways (Shri Jagjivan Ram): I will have to consult the hon Home Minister whether it will be convenient for him or not

Mr. Speaker: We will have this discussion day after tomorrow. Let the decision so far as the other one is concerned stand. More than one hon. Minister is concerned with it and they have to be present here. This will give hon. Members and the hon. Minister also sufficient time. Let there be a sufficient opportunity so far as this matter is concerned. There are two legislatures there. I leave it to the hon. Minister. Also, hon. Members need not import any heat so far as this matter is concerned

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12.22 hrs.

PAPERS LAID ON THE TABLE

Amendment to Cotton Textiles (Export Control) Order

The Minister of Commerce and Industry (Shri Lal Bahadur Shastri): Sir, I beg to lay on the Table, under sub-section (6) of Section 3 of the Essential Commodities Act, 1955, a copy of Notification No G.S.R. 1107 dated the 22nd November, 1958 making certain further amendment to the Cotton Textiles (Export Control) Order, 1949. [*Placed in Library. See* No LT-1124/58]

Public Premises (Eviction of Unauthorised Occupants) Rules

The Minister of Works, Housing and Supply (Shri K. C Reddy): Sir, I beg to lay on the Table, under sub-section (3) of Section 13 of the Public Premises (Eviction of Unauthorised Occupants) Act, 1958, a copy of the Public Premises (Eviction of Unauthorised Occupants) Rules, 1958 published in Notification No G.S.R. 1159 dated the 8th December, 1958. [*Placed in Library, See* No LT-1125/58.]

Notification issued under Essential Commodities Act

The Minister of Commerce (Shri Kanungo): Sir, I beg to lay on the Table, under sub-section (6) of Section 3 of the Essential Commodities Act, 1955, a copy of Notification No. S.O. 2460 dated the 29th November, 1958. [*Placed in Library, See* No. LT-1126/58]

ANNUAL REPORT OF NATIONAL INDUSTRIAL DEVELOPMENT CORPORATION (PRIVATE) LTD.

The Minister of Industry (Shri Manubhai Shah): Sir, I beg to lay on the Table under sub-section (1) of Section 639 of the Companies Act, 1956, a copy of the Annual Report of the National Industrial Development Corporation (Private) Ltd. for the year ended 81st December, 1957 along with the Audited Accounts. [*Placed in Library, See* No. LT-1127/58.]

SUMMARY OF PROCEEDINGS OF THE STANDING LABOUR COMMITTEE

The Deputy Minister of Labour (Shri Abid Ali): Sir, I beg to lay on the Table a copy of the Summary of proceedings of the Seventeenth Session of the Standing Labour Committee held at Bombay on the 28th and 29th October, 1958. [*Placed in Library, See* No LT-1128/58.]

12.24 hrs.

PUBLIC ACCOUNTS COMMITTEE
ELEVENTH REPORT

Shri Ranga (Tenali): Sir, I beg to present the Eleventh Report of the Public Accounts Committee on the Appropriation Accounts (Posts and Telegraphs) 1955-56 and Audit Report, 1957 (Part II)

12.24½ hrs.

PETITION *RE*: DELHI RENT CONTROL BILL

Secretary: Sir, under Rule 167 of the Rules of Procedure and Conduct of Business in Lok Sabha, I have to report that a petition as per statement laid on the Table has been received relating to the Delhi Rent Control Bill 1958, as reported by the Joint Committee

Petition relating to the Delhi Rent Control Bill, 1958, as reported by the Joint Committee

Number of Signatories.	District or Town	State
1	Delhi	Delhi

12.24½ hrs.

CALLING ATTENTION TO MATTER OF URGENT PUBLIC IMPORTANCE
MOVEMENT OF FOLIDOL

Shri Keshava (Bangalore City): Sir, under Rule 197, I beg to call the attention of the Minister of Transport and Communications to the following matter of urgent public importance and I request that he may make a statement thereon

> "the absence of rules to govern the movement of Folidol resulting in stoppage of its supply for essential purposes"

The Minister of State in the Ministry of Transport and Communications (Shri Raj Bahadur) : Sir, the statement is two-pages long May I place it on the Table of the House?

Mr. Speaker: In all such cases where the statements are long containing details Ministers may read an abstract In the absence of a rule, they want to know

Shri Raj Bahadur: I will read out, Sir

Mr. Speaker: He need not read out

Shri Raj Bahadur: I shall read that part that applies to my Ministry.

The Commission of Enquiry which was set up in May, 1958 to enquire into the case of food poisoning in

Kerala in April-May, 1958, recommended certain steps to prevent such occurrences in future. The recommendations of the Commission were considered by an Inter-departmental Committee convened by the Ministry of Health. On the advice of this Committee, pesticides that were highly toxic to man were declared as poisons under the Poisons Act, 1919. Folidol is one of the pesticides which has been so declared as poisonous, rendering its transport, manufacture and sale subject to Government control.

No restrictions have so far been imposed on the movement of folidol by road or sea.

It is, however understood that booking of Folidol by rail is not accepted by the Railways as this commodity is not included in the Railway Red Tariff No. 17 (issued by the Indian Railway Conference Association) which contains rules and regulations for the carriage of hazardous goods. It is also understood that although no specific ban has been imposed on the carriage of Folidol by rail by the Department of Explosives, the Chicka Private Ltd., Bombay, who are the importers and distributors of Folidol approached that department to permit them to despatch by rail Folidol packed in plastic (polythene) containers. Polythene containers are not considered safe for the storage and transport of Folidol. That department, therefore, did not agree to the carriage by rail of Folidol packed in polythene containers. They have, however, no objection to the carriage by rail of Folidol if the commodity is packed in the manner prescribed by Railways.

This is all that I think I should read

Hereafter, there is a statement of the manner prescribed.

STATEMENT

The Commission of Enquiry which was set up in May, 1958 to enquire into the cases of food poisoning in Kerala in April-May, 1958, recommended certain steps to prevent such occurrences in future. The recommendations of the Commission were considered by an Inter Departmental Committee convened by the Ministry of Health. On the advice of this Committee, pesticides that were highly toxic to man were declared as poisons under the Poisons Act, 1919. Folidol is one of the pesticides which has been so declared as poisonous, rendering its transport, manufacture and sale subject to Government control.

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(a) Wettable powder:—Upto 28 lbs. in water proof air-tight square tins conforming to the proposed ISI specification No.

[Shri Raj Bahadur]

IS:916/1958 (18 litre tins); bigger lots such as 1 cwt. packings should be packed in steel drums conforming to draft I.S.I. specification No. Doc.: CDC 28(921)P.

(b) Liquid Emulsion:—Packing 100 ml. and 200 ml.: 100 ml. and 200 ml. packing should be in leak-proof Aluminium containers (bottles) with an outage of 5% of rated capacity. The bottles should be fitted with an inner stopper which should be sealed on to the neck of the bottles by means of heat sealing. The bottles should be then securely closed by screw cap closures. The closures should be of screw thread type of secured by screw-thread device Body and head of Aluminium should be at least 99% pure or an Aluminium base alloy of equivalent corrosion resistance and physically properties.

Aluminium containers should be wrapped individually in transparent plastic bags (gauge 55) which should be closed by heat sealing and which should contain adequate space to collect leaking material, if any

25 bottles should be put into a moisure proof corrugated cardboard box and 4 such cartons should be packed with saw dust in a wooden case

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12.27 hrs.

PROGRESS OF OIL EXPLORATION IN THE COUNTRY

The Minister of Mines and Oil (Shri K. D. Malaviya): Sir, I seek your permission to lay the statement on the Table of the House.

Mr. Speaker: Very well. That would be circulated. Hon. Members will look into that.

Shri Tangamani (Madurai): It may be circulated.

Mr. Speaker: That would be circulated.

Shri K. D. Malaviya: I lay the statement on the Table.

STATEMENT

The House was taken into confidence regarding the progress of oil exploration in Cambay when, in September, 1958, I made a statement that a test well at Lunej, about 8 miles west of Cambay, had struck oil sand in course of drilling a subsurface structure outlined by geophysical methods. The exact words used by me were that 'at the Cambay site we have penetrated into what appears to be an oil bearing stratum' I further informed that the behaviour of the well suggested that oil in this region was under considerable pressure. I also informed the House that it will be necessary to continue fairly intensive drilling and testing for a period of about a year before we could be certain as to whether we have struck a commercially exploitable field. I also promised to keep the House informed of the developments in oil exploration from time to time

I now wish to take an opportunity to mention that the drilling operations were continued to a depth of 2191 metres in the Lunej well. The encountering of oil under considerable pressure has already been publicised. The pressure was brought under control by putting heavier mud in the well. Later, electrologging and other logging surveys were carried out in the well. The information obtained from the drill hole surveys indicated that there are several promising sands at different levels aggregating a thickness of about 60 metres. In view of this promising indication it was decided that the well should be tested for its capacity of production.

The programme of testing the various layers of sands having potentiality of oil has been drawn up by

the experts and according to this programme testing of various layers of sands is being carried out according to the standard oil field practice systematically in stages. This is a laborious and time consuming operation which has to be done with great caution, because a fairly large number of separate oil sand strata of this well will have to be perforated separately one by one from below to find out the quantity of oil which this well can produce, and each separate oil stratum takes its own time to produce some oil after perforation; the lowest one, which was a narrow band of about a metre, was perforated about a week ago giving some oil at low pressure Thereafter, we planned to perforate higher horizon and this process is going on and I may caution the House that very spectacular results may not be expected if the pressure of the oil sand represented at the lowest strata is in any way indicative of pressures of other sands. But we know that the oil sands at higher horizon gave us considerable pressure. In the meantime, the site for drilling the second well has been chosen and preliminary arrangement for preparing the site is in progress.

I would also like to refer to a report which appeared in a certain section of the Press to the effect that a fire was caused at Lunej by saboteurs This is not correct, as all reasonable precautions were taken to prevent and to fight against such accidents, which are normal to oil field operations. Our experts are conscious of the hazardous nature of the undertaking and the House will appreciate that for their own personal safety, the technicians need to be quite alert all the time. I would, therefore, again appeal to the Press not to make any sensational story lest it may create disturbing effects on those who are engaged in delicate operations.

I may again caution at this stage that the find of oil in one well does not establish a commercial oil pool Although we have started with significant success so far as discovery of an oil region or striking of oil in a region is concerned, but generally the usual time taken between the discovery of an oil region and the proving of its quantity is more or less two to three years; sometimes it takes even more time. As the House is aware, we have arranged for a few more drills which are expected to arrive in the first quarter of the next year We have started systematically in Cambay to make arrangements for further boring of holes with the help of these drills and according to our present plan, we expect to put in about 9 holes in 12 months' time from April next Thus, within 15 to 18 months from now, it is expected that the quantity of oil in the presently discovered oil field of Lunej would be known to us It will thus need considerable patience to follow the events in this connection as we should not expect spectacular and fresh news every now and then. It is good that we have been able to procure a few drills with the help of our Rumanian and Russian friends and the intensification of our drilling programme in Cambay has been more or less assured in the next two years

I might also mention here that shallow drilling operations had been undertaken in the neighbourhood of Baroda to obtain under-ground geological information and to explore the possibilities of finding economical deposits of natural gas. Altogether 12 holes up to a depth of 85 to 230 metres have been drilled so far. In the 11th hole some natural gas was noticed and in the 12th hole near Vadser, some gas and a little oil came out with pressure during the testing operation of the sand at a depth of 163 metres. This news was seized by the press and was broadcasted very prominently although I cautioned the public against any undue optimism and wrong conclusions The pressure from this 12th hole in Baroda later fell suggesting that it was a tiny pocket of oil and gas sand Although drilling did not establish oil sand in commercial quantity, it has indicated that oil

[Shri K D Malaviya]

sands occur in the Cambay basin perhaps far more extensively than was originally thought of The latest news received from Baroda yesterday is that the 13th hole which was put only a few days back has again given us gas and some oil These informations are proving valuable and the problem has resolved now into a task of locating suitable and large structure so as to permit the accumulation of oil in commercial quantities Let us see whether this comes out according to our expectation Our geologists now tell us that the Cambay basin has been one of marine sedimentation where oil forming conditions existed in the geological past. They consider prospects to be bright and are hopeful of favourable results Some further exploratory shallow drilling is proposed in this region to explore further possibilities Simultaneously, geophysical investigations have been intensified for the location of favourable subsurface structures in this region It is, however, too early to forecast the result of such investigations

Elsewhere in the Punjab drilling is being continued at Jawalamukhi and Hoshiarpur The former has been reached to a depth of 2307 metres and the latter to 3213 metres The progress is rather slow on account of the increasing hardness of the formations at great depths We have only one testing equipment so far and it has been decided that as soon as the electro-logging station has been released from Cambay or the second one arrives from U.S.S.R, it will be taken to Punjab and the two wells will be electrically logged for taking a final decision This may take six to eight weeks or more I may mention that some gas has indicated in the test well at Hoshiarpur but the volume of this remains to be tested

Rig building operation near Sibsagar in Assam is proceeding according to plan and drilling is expected to start in January, 1959

It will thus be seen that in each of the places selected by the Oil and Natural Gas Commission, some evidence of oil or gas has been found at a very early stage of our oil exploration programme and I would like in this connection to pay a tribute much more to the accurate and scientific working of our experts—also by our foreign friends the Russians and Rumanians, than to a more stroke of luck or fortune favouring us. Although some indications have been obtained at a very early stage of our oil exploration, we have still to spend many months before any quantitative idea of our reserves can be indicated to the House

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12.29 hrs.

APPROPRIATION (NO 5) BILL*

The Minister of Revenue and Civil Expenditure (Dr. B Gopala Reddi): On behalf of Shri Morarji Desai, I beg to move for leave to introduce a Bill to authorise payment and appropriation of certain further sums from and out of the Consolidated Fund of India for the service of the financial year 1958-59

Mr. Speaker The question is

"That leave be granted to introduce a Bill to authorise payment and appropriation of certain further sums from and out of the Consolidated Fund of India for the service of the financial year 1958-59"

The motion was adopted

Dr B. Gopala Reddi I introduce† the Bill

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*Published in the Gazette of India Extraordinary Part II—Section 2 dated 16th December 1958

†Introduced with the recommendation of the President

12.39½ hrs.

BUSINESS ADVISORY COMMITTEE

THIRTY-THIRD REPORT

The Minister of Parliamentary Affairs (Shri Satya Narayan Sinha): I beg to move:

> "That this House agrees with the Thirty-third Report of the Business Advisory Committee presented to the House on the 15th December, 1958."

Shri Barman (Cooch-Bihar—Reserved—Sch. Castes): In this connection, I want to know whether the present session will end on the 19th or is it going to be extended

Shri Satya Narayan Sinha: After this motion is adopted, I am going to make a request Let this motion be adopted

Shri Tangamani (Madurai) Before the motion is taken, we shall discuss about this sugarcane matter. Two hours are fixed for that The maximum time may be allotted

Mr. Speaker: Two and a half hours, if hon. Members are prepared to sit from 4 to 6.30 We see one or two persons are there and 48 are not present If they are willing to be present, I have no objection

The question is

> "That this House agrees with the Thirty-third Report of the Business Advisory Committee presented to the House on the 15th December, 1958"

The motion was adopted.

12·30 hrs.

EXTENSION OF SESSION

The Minister of Parliamentary Affairs (Shri Satya Narayan Sinha): In view of the volume of work just now pending before the House and also in view of the decision which we have taken in the Business Advisory Committee yesterday, may I request you to extend this session by one day, that is, on the 20th also, the House should sit

Shri V P. Nayar (Quilon). Some of us have booked our seats. When we have to travel for four or five days in the train, we have to book our seats one month in advance. If the session is extended by another day, we will have to seek fresh reservation which we are told will not be available for another fortnight. Now that the Railway Minister is here, if the session is extended to the 20th—it is a very serious problem for us—some arrangement should also be made so that we can have reservation at the earliest moment. Otherwise we shall be stranded here in Delhi At the last moment, they should not come and say this

Mr. Speaker: The hon Minister will kindly try to do his best in the matter

Shri V. P. Nayar: Even if we take care to reserve one month in advance, some of us have not been able to get the lower berth We have to travel 2000 miles

Mr. Speaker: The hon Minister will try kindly to make adjustments.

The Minister of Railways (Shri Jagjivan Ram): I will try to make as much adjustment as possible

Mr. Speaker: I would like to say this In view of the difficulties, we do not know, we may have to sit. Therefore it is that though Parliament is not in session, for three days

[Mr. Speaker]

after the close of Parliament, hon Members are expected to be here and they are paid also whether Parliament is in session or not. In future, hon. Members should not create difficulty for themselves or for Parliament and try to book within three days.

Shri Hem Barua (Gauhati): They are expected in their constituencies

Mr. Speaker: The constituency has sent them to do work here, not to be constantly with them to the prejudice of the work here. Therefore what I am trying to explain so far as this is concerned is this. Whenever a date is fixed, it has always been the practice to extend it We may not be able to get through all the work Within three days, they shall not book If they book, no other arrangement will be made.

Shri V. P. Nayar: In order to reach home by Christmas which is most important for all of us, we have to start from here on the 20th For U P and Delhi, it is all right

Mr. Speaker: I thought personally that Members who come from 1000 miles and cannot reach their house in one day, ought to be allowed air passage. With respect to this matter, hon. Members did not choose it. It takes 3 or 4 days for Members to go Even now it is not too late They can go on changing.

Shri Tangamani (Madurai) We can go by air.

Mr. Speaker: I am told by the office that for attending the session and going back, they can go by air. So far as this is concerned, the Minister of Transport is also here and they will try to reserve some seats for them

I think the House will sit on the 20th also.

Hon. Members: Yes.

12.33 hrs.

APPROPRIATION (RAILWAYS) NO. 4 BILL

The Minister of Railways (Shri Jagjivan Ram): I beg to move*:

"That the Bill to provide for the authorisation of appropriation of moneys out of the Consolidated Fund of India to meet the amounts spent on certain services for the purposes of Railways during the financial year ended on the 31st day of March, 1956, in excess of the amounts granted for those services and for that year, be taken into consideration"

Mr. Speaker: The question is:

"That the Bill to provide for the authorisation of appropriation of moneys out of the Consolidated Fund of India to meet the amounts spent on certain services for the purposes of Railways during the financial year ended on the 31st day of March, 1956, in excess of the amounts granted for those services and for that year, be taken into consideration"

The motion was adopted.

Mr. Speaker: The question is:

"That clauses 1 to 3, the Schedule, the Enacting Formula and the Long Title stand part of the Bill."

The motion was adopted.

Clauses 1 to 3, the Schedule, the Enacting Formula and the Long Title were added to the Bill.

Shri Jagjivan Ram: I move:

"That the Bill be passed."

Mr. Speaker: The question is:

"That the Bill be passed."

The motion was adopted.

12.34 hrs.

APPROPRIATION (RAILWAYS) NO 5 BILL

Shri Jagjivan Ram: I beg to move*

"That the Bill to provide for the authorisation of appropriation of moneys out of the Consolidated Fund of India to meet the amounts spent on certain services for the purposes of Railways during the financial year ended on the 31st day of March, 1957, in excess of the amounts granted for those services and for that year, be taken into consideration"

Mr. Speaker: The question is

"That the Bill to provide for the authorisation of appropriation of moneys out of the Consolidated Fund of India to meet the amounts spent on certain services for the purposes of Railways during the financial year ended on the 31st day of March 1957, in excess of the amounts granted for those services and for that year, be taken into consideration"

The motion was adopted

Mr. Speaker. The question is

"That clauses 1 to 3, the Schedule, the Enacting Formula and the Long Title stand part of the Bill"

The motion was adopted

Clauses 1 to 3, the Schedule the Enacting Formula and the Long Title were added to the Bill

Shri Jagjivan Ram: I move

"That the Bill be passed"

Mr. Speaker: The question is

"That the Bill be passed"

The motion was adopted

12.35 hrs.

DELHI RENT CONTROL BILL—contd.

Mr. Speaker: The House will now take up further consideration of the following motion moved by Shri Datar on the 12th December, 1958, namely

"That the Bill to provide for the control of rents and evictions and for the lease of vacant premises to Government, in certain areas in the Union territory of Delhi, as reported by the Joint Committee, be taken into consideration"

Time allotted for general discussion 5 hours, time taken 2 hours and 47 minutes Time allotted for clause by clause consideration is 5 hours

Shri V P Nayar rose—

Mr. Speaker: Was any hon Member in possession of the House? No. I shall give opportunity to hon Members who reside in Delhi first

Shri V P Nayar (Quilon) But I have been a Member of the Joint Committee and I want to explain the stand taken by us in our Minute of Dissent Not merely that It is a matter in which all of us are concerned, because it affects the entire population of the capital city

Mr. Speaker: I agree, but hon Members would have noticed that this is the order in which I choose speakers and give preference or priority Hon Members who have taken part in the discussion before reference to the Joint Committee are called last, others who were Members of the Joint Committee are next in order, and those who neither took part in the original discussion nor were Members of the Joint Committee are given the opportunity now to speak Hon Members who were Members of the Joint Committee, who want to explain their viewpoints with respect to Minutes of Dissent and so on will come next and if still there is time, hon. Members who have already spoken will have a second chance

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*Moved with the recommendation of the President

[Mr. Speaker]

With respect to territorial divisions also, if a particular matter relates to Kerala, I will call Kerala Members first and Shri V P. Nayar; if it relates to Delhi, as far as possible, Delhi residents first That is how I am trying, so, that the time

Shri V. P. Nayar: My submission is that I am not handicapped by your ruling because most of the Members from Delhi were also in the Joint Committee, so that they cannot claim any preference over me

Mr. Speaker: But if it is a question of precedence between one Joint Committee Member and another, the Delhi Member will be given preference

Shri V. P. Nayar: I have raised some controversial issues in the Minute of Dissent, and I think I owe it to the House to explain them to the House

The Minister of Home Affairs (Pandit G. B. Pant): Representatives of all the parties were there, and I had almost formed an impression that our report was going to be unanimous I am not surprised to see some Minutes of Dissent as it is conventional to attach a few, but I do not see why the discussion should take too long

Mr. Speaker. I am allowing only 2 hours and 47 minutes And how long does the hon Minister expect to take? Half an hour?

Pandit G B. Pant Yes

Shri V. P. Nayar: In view of what he has said not more than five minutes

Pandit G. B. Pant: Not even five minutes if you accept what is there

Shri Subimah Ghose (Burdwan) May I submit that I may be given a chance? I was a Member of the Joint Committee and I submitted my Minute of Dissent From today's Order Paper I find and I feel flattered that something from my Minute of Dissent has been accepted by the Minister, and the Minister has himself submitted an amendment.

Mr. Speaker: Very well. If it has been accepted, there is no need to argue I shall see.

Shri P K. Deo (Kalahand.) would also like to speak.

Mr. Speaker: All hon Members will be given a chance within the time available.

चौ० ब्रह्म प्रकाश (दिल्ली सदर) : जनाब स्पीकर साहब, यह खुशी की बात है कि पिछले चार सालों की कोशिशों के बाद आज यह दिल्ली रेंट कंट्रोल बिल अपनी आखिरी शक्ल में इस हाउस के सामने पेश है और यह तमल्ली की बात है कि उस में कुछ अच्छी तब्दीलिया की गई है, जिन की वजह से किरायेदारो को कुछ ज्यादा सहूलियते मिल सकेगी। असल में तकरीबन १९५४ में, बल्कि उस से कुछ पहले ही, कुछ ऐसी बातें पैदा होनी शुरू हो गई थी, जिन की वजह से यह जरूरत महसूस की गई कि दिल्ली अजमेर रेंट कंट्रोल एक्ट के बजाय कोई दूसरा बिल सामने लाया जाय। उस वक्त एक तो जमीनो की कीमतें बहुत बढ़नी शुरू हुइ और दूसरे जमीनो की कीमतें बढ़ने की वजह से मालिक-मकानो में यह रुझान पैदा हुई कि वे किसी तरह से भी किरायेदार को वहा से निकाले और वहा पर ज्यादा मकान तामीर करे। कुछ डबंकुई प्रापर्टी की भी सेल शुरू हुई। उस में भी प्रापर्टी ट्रान्सफर होने लगी और अपनी बोना फाइडी नीड के लिये लोगों ने किरायेदारो को निकालना शुरू किया। १९५२ के कानून में मालिक मकानो को जो रियायतें दी गई थी, जिस से व मकान बना सकें और कुछ शर्तों पर किरायेदार को दे सकें, उस का भी गलत इस्तेमाल होना शुरू हुआ। लोगो ने जो ज्यादा किराया लेना शुरू किया

और उस के साथ ही साथ छः महीने साल बाद कोशिश की कि पहले के किरायेदारों को वहां से निकालें और ज्यादा ऊंचे किराये पर अपने मकानों को दें। इन सब बातों से दिल्ली के किरायेदारों में एक बड़ी हलचल मचनी शुरू हुई और खास तौर से इस वाकये से कि बहुत सी खाली जमीनों पर मकान बना कर लोगों ने उनको किराये पर दे दिया— एक तरह से वे उस शक्ल में नहीं आते थे, वे जलवे की शक्ल में आ जाने थे— और जिस वक्त चाहा किसी को उस जगह से हटा दिया, क्योंकि उन लोगों को कोई हिफाजत हासिल नहीं थी। लिहाजा उस वक्त यह तय हुई और यह तय कराने की कोशिश की गई कि किसी तरह से टेनाट्स को प्रोटेक्शन दिया जाय। बहरहाल, जो नया बिल इस वक्त सामने आया है उस के जरिये उन कमियों को पूरा करने की, जो कि पहले कानून में रह गई थीं, और उन समस्याओं को हल करने की, जो कि खास तौर से जमीनों की कीमतें बढ़ जाने की वजह से पैदा हुई थी, तदबीरें अख्तियार की गई हैं।

इसमें एक अच्छी बात यह रखी गई है कि वहां पर रेंट कंट्रोलर का इन्स्टीट्यूशन पैदा किया गया है। पहले मुकदमों में यह देखा गया कि आम तौर से अदालतों में बहुत देर लगती है, जिससे किरायेदार और मालिक मकान दोनों परेशान होते हैं और उस देर का जो बुरा असर है, वह किरायेदार पर बहुत पड़ता है। एक अलग रेंट कंट्रोलर की इस्टीच्यूशन कायम हो जाने से उन मुकदमों का फैसला हो जाने में आसानी होगी और इस तरह से किरायेदारों और मालिक-मकानों दोनों को फायदा पहुंचेगा। इस सिलसिले में मैं यहीं पर यह अर्ज कर देना चाहता हूं कि अगर यह कनवेन्शन बना दी जाय तो बेहतर हो कि जितने रेंट कंट्रोलर मुकर्रर किये जायें, वे हाई कोर्ट या डिस्ट्रिक्ट एंड सेशन्ज जज की सिफारिश पर मुकर्रर किये जायें, क्योंकि आम तौर पर ऐसे अफसरों की जो तरक्की होती है—खास तौर से दिल्ली में— वह इस तरह होती है कि जिस किसी आफिसर को किसी तरह एडजस्ट न किया जा सके, ऐसी जगहों पर उनको मुकर्रर कर दिया जाता है और आम तौर पर इस किस्म के अफसर कोई बेहतर कैलिबर के नहीं होते हैं। लिहाजा मैं यह दरख्वास्त करूंगा कि यह कनवेन्शन बनाई जाय कि जितने रेंट कंट्रोलर मुकरर हों, वे हाई कोर्ट या डिस्ट्रिक्ट एंड सेशन्ज जज के पैनल में से मुकर्रर किये जायें। उन में इन्साफ की ज्यादा तवक्को होगी क्योंकि उन के पास एक जबर्दस्त ताकत होगी।

मुझे यह कहते हुये खुशी है कि यह बिल सिलेक्ट कमेटी से जिस शक्ल में आया है, उस से किरायेदारों को ज्यादा सहूलियत मिल सकेगी। सिलेक्ट कमेटी में जाने से पहले बिल की शक्ल बेशक अच्छी नजर आती थी, लेकिन उस में बहुत से इफ्स एंड बट्स लगा दिये गये थे जिस से अचानक यह ख्याल पैदा हो जाता था कि आम तौर से इस बिल से मकान मालिकों को ज्यादा फायदा होगा और किरायेदार इन इफ्स एंड बट्स की वजह से परेशान होंगे। लेकिन इस बिल में उन पायंट्स को साफ कर दिया गया है और इस वक्त जिस शक्ल में यह बिल है, मैं कह सकता हूं कि हिन्दुस्तान में जितने रेंट कंट्रोल बिल हैं, उन में से वह बेहतर है। मैं यह नहीं कह सकता कि वह बहुत उमदा है, क्योंकि बदकिस्मती से अभी तक टेनाट्स को वह दर्जा नहीं दिया जा रहा है, जो कि उन को दिया जाना चाहिये। शायद सोशल कानशेंस अभी डेवेलप नहीं हुई है कि मकान में रहने वालों की जरूरत कितनी बड़ी है। अभी भी आम मालिक मकानों का यह ख्याल है कि किसी किस्म का कोई कंट्रोल नहीं होना चाहिये और किरायेदार एक सामान की गठरी की तरह हो, जिस को जिस वक्त चाहा अन्दर रख दिया और जिस वक्त चाहा बाहर निकाल दिया। अभी किरायेदार की

[श्री० ब्रह्म प्रकाश]

यह सहूलियत नहीं पाई है, जो कि आनी चाहिये कि अगर वह किसी मकान में रहता है, तो एक मुद्दत के बाद वह उस मकान का मालिक बने। इस तरह उसकी सिक्योरिटी ज्यादा बढ़ेगी और सोशल जस्टिस भी ज्यादा डेवेलप होगा।

यह खुशी की बात है कि ड्राफ्ट बिल में १९४४ से पहले के मकानों के ६०० रुपये साल के किराये पर और उसके बाद के मकानों के १२०० रुपये साल के किराये पर दस फीसदी की जो बढ़ोत्री दी गई है, वह छोड़ दी गई है और इस से गरीब किरायेदारों को काफी फायदा होगा।

यहां जो पुराने मकान हैं, उन में रिपेयर की जरूरत है। जो दस फीसदी की बढ़ोत्री दी गई है, जिस से मकान की मरम्मत की जा सके, मुझे शुबहा है कि मालिक-मकान उस से रिपेयर करेंगे। लेकिन अगर उस को मैं थोड़ी देर के लिये छोड़ दूं तो इस बिल में एक अच्छी तजवीज की गई है और वह यह है कि अगर कोई मालिक मकान अपने मकान की रिपेयर न करे, तो रेट कंट्रोलर की इजाजत से किरायेदार एक महीने का किराया खर्च कर के उस की रिपेयर करा सकता है और किन्हीं हालतों में रेंट कंट्रोलर इजाजत दे सकता है कि वह अपने खर्च पर रिपेयर करा ले। इससे रिपेयर कराने में सहूलियत होगी और मैं समझता हूं कि मकानों की हिफाजत भी बढ़ेगी।

बोना फाइड नीड के लिये किरायेदार से मकान खाली कराना मैं समझता हूं कि यह भी मुनासिब नहीं था। अभी तक हमने किरायेदारों की तकलीफों को उतना महसूस नहीं किया है, जितना कि हमने मालिक मकानों की जरूरत को किया है। यह अच्छी बात है कि जब मकान ट्रांसफर होता है और ट्रांसफर होने के वक्त वह किसी किरायेदार के पास होता है—वह मकान जैनुइन या बनावटी ट्रांसेक्शन की वजह से अगर वह ट्रांसफर होता है—उसके लिये पांच साल तक के लिये खाली कराने पर रोक लगा दी गई है और कह दिया गया है कि पांच साल तक के लिये वह नहीं करा सकता है। इसके साथ ही साथ यह भी कह दिया गया है कि अगले तीन साल तक के लिये वह उसको आगे किराये पर नहीं दे सकता है। इससे मैं समझता हूं काफी सहूलियत किरायेदार को मिलेगी। लेकिन मेरी राय हमेशा यह रही है और आज भी है कि जब तक किरायेदार किराया अदा करता रहे उससे मकान खाली न कराया जाये और एक अर्से के बाद ऐसी शक्ल पैदा की जाये जिस से कि उसको मकान की मिलकियत हासिल हो सके। अगर यह नहीं हो सकता है तो कम से कम इस बिल को इतनी शक्ल तो जरूर दी जाये कि अगर मालिक मकान मकान को बेचे तो किरायेदार को उसे पहले खरीदने का हक हो।

यहां पर दो बातों पर काफी चर्चा हुई, एक तो सब-टेनेंसी पर हुई है और दूसरी हाउसिस को जो हालिडे दिया गया है पांच साल के लिये उस पर हुई है। जहां तक सब-लैटिंग का ताल्लुक है मुझे यह कहते हुये अफसोस है कि सिलैक्ट कमेटी में आम तौर पर शायद सभी मैम्बर—अगर मुझे याद हो—सब-लैटिंग के खिलाफ थे। उनकी राय थी कि सब-लैटिंग किसी कीमत पर भी एलाउ नहीं होना चाहिये। यहां पर जिन मैम्बर साहिबान ने तकरीरें की हैं उससे मुझे ऐसा लगा है कि वे चाहते हैं कि सब-लैटिंग को तसलीम किया जाये। जाती तौर पर मैं सब-लैटिंग को तसलीम करने के हक में हूं और जो राइटिंग की क्लाज है कि लैंडलार्ड से राइटिंग में हो उसके बारे में मैं कहना चाहता हूं कि देखने में यह आया है कि बात कानूनी तौर से बिल्कुल सही होते हुये भी ९० परसेंट केसिस सब-लैटिंग के ऐसे हैं कि जो राइटिंग के

करीब हैं और आगे भी उनको राइटिंग में करवा लिया जायेगा, इसमें मुझे शुभा है। बहरहाल सिलैक्ट कमेटी से जिस शक्ल में यह बिल आया है मैं समझता हूं कि मैं उसका पक्षधर हूं। आम तौर पर उस वक्त यूनेनिमस राय यह थी कि लैंडलार्ड की कंसेंट से ही सब-लैटिंग होना चाहिये अन्यथा नहीं और अब अगर इसके खिलाफ कोई बात उठाई जाती है तो यह मुझे अच्छा नहीं लगता है।

जहां तक हालिडे का सवाल है, इस सिलसिले में मैं एक बात कहना चाहूंगा। यहां पर इस बात का जिक्र किया गया है कि मकानों की कमी है और इसका असर हमारे किरायों पर और दूसरी चीजों पर पड़ता है और उस कमी को दूर करने की कोशिश की जाय। यह अफसोस की बात है कि दिल्ली के अन्दर जितने मकान लोग बनाने के लिये तैयार हैं अपनी मेहनत से या अपने सरमाये से और जितनी सहूलियतें भी उनको पहुंचाई गई हैं, चाहे वह लो-हाउसिंग स्कीम के अन्दर हों, चाहे हरिजन हाउसिंग स्कीम के अन्दर हों, चाहे इंडस्ट्रीयल हाउसिंग स्कीम के अन्दर हों और चाहे स्लम क्लीयरेंस हाउसिंग स्कीम के अन्दर हों, वे सब नहीं पहुंचाई जा रही हैं और जितनी मदद मिल सकती थी, उतनी मदद नहीं पहुंचाई जा रही है या उसका उतना इस्तेमाल नहीं किया जा रहा है जितना कि किया जाना चाहिये। मैंने सुना है कि कुछ पालिसी तबदील हो रही है। लेकिन मैं आपको बतलाना चाहता हूं कि एक भी को-ओपरेटिव सोसाइटी को जिन की कि तादाद इस वक्त दिल्ली में १७७ है और जिन के १०,००० से ऊपर मैम्बर हैं और एक करोड़ से ऊपर सरमाया है, लो इंकम हाउसिंग स्कीम के मातहत कर्जा नहीं मिला है। जिन कोओपरेटिव हाउसिंग सोसाइटीस के लिये जमीन एक्वायर की गई थी या जिन्होंने अपनी मेहनत से जमीन ले ली थी उनकी जमीनों के बारे में भी जो एक्वीजिशन के नोटिस थे उनको विदड्रा कर लिया गया है या उनकी जमीनें उनको वापिस दी जा चुकी हैं। ऐसा लगता है कि दिल्ली एडमिनिस्ट्रेशन के कुछ अफसरान इस कोओपरेटिव मूवमेंट के—मैं सख्त लफ्ज इस्तेमाल कर रहा हूं, लेकिन मुझे यह अपने जाती तजुर्बे की बिना पर कहना पड़ रहा है—दुश्मन हैं और वे चाहते नहीं हैं कि हाउसिंग कोओपरेटिव सोसाइटीस पनपें। मैं समझता हूं कि अगर इन सोसाइटीस को मौका दिया गया तो काफी बड़ी तादाद में उनके जरिये यहां पर मकान बनाये जा सकते हैं, इसमें मुझे जरा भी शुभा नहीं है। लेकिन जरूरत इस बात की है कि एक बोर्ड दिल्ली की हाउसिंग स्कीम के लिये अलग हो और इसके लिये एक स्कीम तैयार की जाये और तैयारी में ज्यादा जरूरत मशीनरी की है। रुपया अब भी पड़ा हुआ है जोकि इस्तेमाल नहीं हुआ है और मैं समझता हूं कि रुपया आगे भी मिल सकता है अगर पड़ा हुआ रुपया इस्तेमाल हो जाये। जरूरत इस बात की है कि जो पांच छः आथोरिटीस जिन का ताल्लुक मकानों से है उनमें जो कनफ्यूशन पाया जाता है, उनमें जो कोओर्डिनेशन नहीं है, वह कनफ्यूशन न हो और उनमें कोओर्डिनेशन हो। अगर ऐसा हो गया तो मकानों की तादाद यहां पर जरूर बढ़ सकती है और काफी तादाद में नये मकान यहां बन सकते हैं। मेरी राय इस बारे में यह भी है कि तमाम किस्म के मकान बनाने की जिम्मेदारी कारपोरेशन के हवाले कर दी जाये और गवर्नमेंट के जिस स्कीम के मातहत भी मकान बनें, चाहे वह हाउसिंग स्कीम के मातहत बनें या और भी किसी स्कीम के मातहत जो भी गवर्नमेंट को मदद करनी है, वह सब इस कारपोरेशन के थ्रू की जाय। इससे मेरी राय है मकानों कि जो मौजूदा तादाद है वह कई गुना बढ़ जायेगी। मैं समझता हूं इससे हाउस बिल्डिंग एक्टिविटी को बहुत ज्यादा इम्पीटस मिलेगा। इससे बेहतर तरीका यह होगा कि कोई महकमा या कोई भी मिनिस्ट्री अलग से मकान न बनाये और सब काम कारपोरेशन के हवाले कर दे। अगर इसमें आप कुछ कमी देखते हों तो फिर मैं कहूंगा कि एक स्टेचुटरी हाउसिंग बोर्ड यहां पर बनाया जाये जिसके सुपुर्द तमाम

[चौ० ब्रह्म प्रकाश]

हाउसिंग एक्टिविटी कर दी जाये और उसको तमाम फंड्स दे दिये जायें और वह इस सिलसिले में तमाम कार्रवाई करे ।

सन् १९५० में एक इम्प्रूवमेंट ट्रस्ट इन्क्वायरी कमेटी बैठी थी और उसने कहा था कि यहां पर एक लाख मकानों की जरूरत है । उसके बाद अन्दाजा लगाया गया है कि दो लाख मकानों की जरूरत है । इस वक्त ५० ००० लोग झुग्गियों में या झोपड़ियों में रह रहे हैं जिन में से २५,००० फैमिलीस तो गवर्नमेंट की जमीनों पर पड़ी हुई हैं और २५,००० लोगों की जमीनों पर पड़ी हुई हैं ।

उपसभापति महोदय झुग्गियां क्या, हटमेंट्स ?

चौ० ब्रह्म प्रकाश जी हां हटमेंटस ।

यहां पर ठीक पालिसी न होने के कारण या फैसलों में देरी होने के कारण और इस बात का फैसला न होने की वजह से कि सब-स्टैंडर्ड दिवैलेप्ड पर भी मकान बनाये जा सकते हैं, इन सब बातों का फैसला न होने का नतीजा यह हुआ है कि पिछले तीन सालों में कोई ४०,००० अनऑथोराइज्ड मकान बने हैं जोकि मैं समझता हूं मुनासिब नहीं था बनाना । इस तरह से हाउसिंग प्राबलम जो इस वक्त है वह काफी मुश्किल है और यहां पर और अधिक मकान बनाये जाने की आवश्यकता है ।

उनको छोड़ कर मैं आपको बतलाना चाहता हूं कि एक लाख की आबादी हर साल यहां दिल्ली में बढ़ती जाती है चाहे वह नई पैदाइश की शक्ल में हो और चाहे बाहर से लोगों के यहां आकर बस जाने की शक्ल में हो तकरीबन एक लाख आबादी यहां हर साल बढ़ती है और इस एक लाख बढ़ती हुई आबादी के लिये हर साल कम से कम २०,००० टेनेमेंट्स चाहियें । तो यह इतना भारी प्राबलम है कि जब तक कोई ठोस कदम इस सिलसिले में नहीं उठाये जायेंगे तब तक यह रैंट्स का जो मसला है या लैंड-लार्ड और टेनेंट का जो मसला है वह बढ़ता ही जायेगा ।

इस कंटैम्प्ट में, जो आपने लैंडलार्ड्स को हालिडे दी है, उसको लेता हूं । मेरी राय में मौजूदा हालात में आपके पास कोई दूसरा चारा नहीं था सिवाये इसके कि आप हालिडे दें । मैं मानता हूं कि उसमें गरीबों के लिये मकान नहीं बनेंगे । लोअर मिडल क्लास के मकान तो नहीं बनेंगे, पर भले ही उन के मकान न बनें, अपर मिडल क्लास और अपर क्लास के मकान तो इस हालिडे के मातहत बनेंगे ही । बहरहाल वह बनेंगे तो । या तो गवर्नमेंट की कोई दूसरी बोल्ड पालिसी सामने आये नहीं तो आज मकानों का बनना बन्द हो जायेगा । हमारे सामने यह तजुर्बा है कि जब सन् १९५१ में यह हालिडे दी गई तो सुन्दर नगर, नर्सरी गार्डेन, डिप्लोमैटिक एन्क्लेव, सब्जी मंडी करोल बाग वैगरह में मकान बने । भले ही उन के किराये ज्यादा रहे हों, वह बड़े रहे हों लेकिन वह बने, इसमें शक नहीं । और उस की वजह से शहर में जो प्रेशर था वह कम हुआ, और जो पगड़ी ली जाती थी वह भी कम हो गई ।

श्री बी० चं० शर्मा (गुरदासपुर) : कहां कम हो गई है ?

चौ० ब्रह्म प्रकाश वह प्रेशर कम हुआ और दूसरे किस्म के जो प्रेशर थे हाउसिंग पर वह भी इन मकानों की वजह से कम हुये । इतनी तादाद में मकान बने ।

यहां जिक्र किया गया कि भले ही जो रिटर्न आयें उस पर पन्द्रह या बीस फीसदी लगा दो लेकिन उनको मकान बनाने की इजाजत दे दो । मैं पन्द्रह बीस फीसदी के हक में नहीं हूं क्योंकि अगर आप रिटर्न पर इतना

लेने के बाद मकान बनाने की इजाजत देते हैं तो एक गलत पालिसी मानते हैं। आज जिस प्लैट की दर ३०० या ४०० रु० है, मकानों का बनना रुक जाने से उस का किराया ६०० या ७०० रु० हो जायगा। आज इन चीजों की वजह से कोई जमीन नहीं खरीदता है। इसलिये मैं हालिडे के इतने return से इत्तफाक नहीं करता। आज कीमतें बढ़ रही हैं, जमीनों के किराये बढ़ रहे हैं, या जो एक्स्प्लायटेशन हो रहा है, वह इस वजह से हो रहा है कि मकानों का बनना बिल्कुल बन्द हो गया है। लोगों को सहूलियत नहीं है कि वह मकान बना सकें। अगर वह सहूलियत आज मिल जाय तो मैं समझता हूं कि इस तरह की स्कीमों के मातहत मकान बनें। मैं मानता हूं कि इस तरह से अपर क्लास के लिये ही मकान बनेंगे, लेकिन वह मकानों के पूल में ऐड होंगे। इस वजह से मौजूदा कंटैक्स्ट में इस हालिडे से तो मैं इत्तफाक करता हूं क्योंकि इस से मकानों की तादाद बढ़ेगी, लेकिन return इतना ज्यादा नहीं होना चाहिये।

इस बिल के अन्दर से नुइसेंस क्लाज हटा दिया गया है। मुझे अफसोस है कि हम किरायेदारों को और मालिक मकानों को एक दूसरे से अलग चीज समझते हैं। अगर किरायेदार कोई नुइसेंस क्रिएट करे तो उस को तो निकाल दिया जाय, लेकिन अगर मकान मालिक ऐसा करे तो आप क्या करेंगे? एक ही मकान में दोनों रहते हैं। लेकिन अगर किरायेदार नुइसेंस करेगा तो आप उसे तो निकाल देना चाहते हैं लेकिन मकान मालिक से आप कुछ नहीं बोलना चाहते हैं। दुनिया में आज बहुत से कानून बने हैं, आप उन के मातहत कार्रवाई कीजिये। लेकिन जरा सी बात के लिये किरायेदार को मकान से खारिज कर दिया जाय, यह मैं समझता हूं कि गैरमुनासिब है। मुझे तो ऐसा लगता है कि मकान में रहने की सहूलियत से आप आज भी किरायेदारों की बनिस्बत मकान मालिकों को ज्यादा ऊंचा दर्जा देने के लिये तैयार हैं। चन्द साथियों ने इस तजवीज को रक्खा है, मैं इसकी मुखालिफत करता हूं।

इन शब्दों के साथ जो बिल यहां रक्खा गया है, मैं आम तौर से उसकी हिमायत करता हूं, और अगर इसके अन्दर कोई कमी है तो उनको दूर करने की कोशिश की जायेगी। इस बिल में कई क्लैंग्स हैं। मैं समझता हूं कि वह उनको अभी दूर करने के लिये तैयार नहीं हैं। शायद वह आइन्दा उन कमियों को ज्यादा बेहतर तरीके से दूर करने को तैयार होंगे। आखिर में मैं यही कहना चाहता हूं कि हमें कोई बोल्ड हाउसिंग पालिसी अख्त्यार करनी चाहिये। उस के बिना यह मसले हल नहीं हो सकें।

Mr. Speaker: Shri Naval Prabhakar.

Shri Heda (Nizamabad): Sir, I am one of those who was neither in the Joint Committee nor did I speak earlier.

Mr. Speaker: But he belongs to Hyderabad and not to Delhi.

श्री नवल प्रभाकर (बाह्य दिल्ली-रक्षित अनुसूचित जातियां): अध्यक्ष महोदय, दिल्ली किराया नियन्त्रण विधेयक जो कि प्रवर समिति से वापस आया है, वह हमारे सम्मुख है। प्रवर समिति में इस के जाने से पूर्व भी मैंने इस के ऊपर अपने विचार व्यक्त किये थे, और उस समय मैंने इस का पूर्णतया विरोध किया था। किन्तु जब यह प्रवर समिति में गया, और वहां इस की प्रत्येक पंक्ति पर पूरी तरह से वादविवाद हुआ तो उस के बाद बहुत सी बातें सर्वसम्मति से तय की गईं और कुछ बहुमत से तय की गईं।

Mr. Speaker: It does not mean that I am not going to call the other hon. Members. But I will give preference to them.

श्री मदन प्रभाकर : और इस प्रकार जो यह मौजूदा विधेयक है वह जितना अच्छे से अच्छा हो सकता था, उतना हुआ है। इस के अन्दर हमारे देश में जितने भी किराया नियंत्रण सम्बन्धी अधिनियम इस समय हैं, उन सब का एक तरह से यह सार है। जिस अधिनियम के अन्दर कोई भी अच्छी बात किरायेदारों के लिये है, उस सब का इस में समावेश है। एक तरह से देखा जाय तो यह उन सब अधिनियमों का एक निचोड़ है।

कुछ माननीय सदस्यों ने इस के बारे में बहुत सी बातें कहीं हैं। तीसरे उपबन्ध के सम्बन्ध में कहा गया कि सरकारी मकानों का जो किराया है उस के ऊपर इस विधेयक में नियंत्रण नहीं है। मैं समझता हूं कि जो सरकारी मकान बनाये गये हैं, जहां तक गरीब लोगों का सम्बन्ध है, अगर हम जिनमिला ताहरपुर में जाते हैं तो देखते हैं कि मकानों का किराया ६ रु० है, इसी प्रकार अगर हम किलाखेड़ी में जाते हैं तो वहां ११ या १२ रु० किराया है। आप हमारे अमृत कौर पूरी में जायें तो वहां १२ रु० किराया तय होने वाला है। जो सरकारी मकान हैं, उन में बहुत बड़ी तादाद छोटे मकानों की है, और मैं उन के सम्बन्ध में यह बात बता रहा हूं जिन में कि सरकारी कर्मचारी रहते हैं। जहां पर सरकारी कर्मचारी रहते हैं, वहां पर तो एक प्रकार का किराया नियंत्रण है। जितना वेतन उन को मिलता है, उस का एक खास प्रतिशत उन लोगों को देना पड़ता है। यदि उन का वेतन १०० रु० है तो उन को १० रु० देना होगा, इसी तरह से अगर ४०० रु० वेतन है तो उन को ४० रु० देना होगा। इस प्रकार से तय किया हुआ है। इस के सम्बन्ध में यह कहना कि जो सरकारी भवन हैं, मकान हैं, उन के ऊपर भी नियंत्रण हो, यह ठीक नहीं है,। अगर यह नियंत्रण लगा दिया गया और उसके बाद उन मकानों के ऊपर स्टैंडर्ड रेंट के हिसाब से किराया लिया गया तो मैं समझता हूं कि बहुत से मकानों का किराया बहुत बढ़ जायगा। हां, कुछ मकान ऐसे हैं जो कि सरकारी हैं और उनका प्रयोग व्यापारिक दृष्टि से हो रहा है। अगर ऐसे मकानों पर, जिन का उपयोग व्यापारिक दृष्टि से हो रहा है, कुछ अधिक किराया ले लिया जाय तो मैं उस में कोई अन्याय नहीं समझता। उसे मैं न्याय-संगत समझता हूं। एक आदमी यदि कोई व्यापार करता है और उस में वह लाभ उठाता है, तो मैं समझता हूं कि उस के लाभ का कुछ रुपया ले कर उसे गरीबों के लिये मकान बनाने के काम में लगाया जाय। इस लिये तीसरे उपबन्ध के सम्बन्ध में कुछ लोगों ने जो संशोधन दिये हैं, मैं उन को उपयुक्त नहीं समझता हूं।

13 hrs

एक बहुत बड़ी बात कंट्रोलर यानी नियन्त्रक या प्रबन्धक के सम्बन्ध में भी कही गई कि वह एक प्रकार से डिक्टेटर होगा। जो उस के समझ में आयेगा वह करेगा। किन्तु उस के सम्बन्ध में बिल्कुल स्पष्ट रूप से कहा गया है कि वह न्यायपालिका से लिया जायगा। इस सम्बन्ध में मैं इतना कह सकता हूं कि पिछले जितने भी अधिनियम हमारे इस सम्बन्ध में रहे हैं, उन से सम्बन्धित अभियोग आज तक न्यायालय में चलते रहे हैं। किन्तु इस समय जो भी अभियोग न्यायालय में चल रहे हैं, मैं समझता हूं कि दिल्ली की जो जनता है वह सन्तुष्ट नहीं है, और इसे सब लोग जानते हैं। एक छोटा किरायेदार जिस बेचारे की आय बहुत थोड़ी है वह दो दो साल तक मुकदमा लड़ता रहे, यह बहुत विचित्र सी बात लगती है। अब जब कंट्रोलर के पास यह चीज निर्णय के लिये आयेगी तो उस में यह नहीं होगा कि उस आदमी को दो दो साल तक घूमना पड़े।

उसके सम्बन्ध में बहुत ही जल्दी निर्णय दे दिया जायगा, फिर न्यायालय के लिए वकील चाहिए, वकील के लिए फीस चाहिए और फिर वकील के आगे पीछे घूमने के लिए चाहिए। गवाह तयार कीजिये और सच और झूठ का मामला वहा होगा। किन्तु जहा तक इस कट्रोलर का सम्बन्ध है, उसके सम्बन्ध में पहले तो वह उसके प्रार्थनापत्र पर स्वय विचार करेंगे और उसके बाद यदि सम्भव होगा तो उसको मौके के ऊपर जाकर भी वह देखेंगे और देखकर अपना निर्णय तुरन्त दे देंगे तो इसी दृष्टि से यह जो नियत्रक, कट्रोलर जो है उसको रक्खा गया है।

मकानो की मरम्मत के सम्बन्ध म मैं कहना चाहता हू कि यह सही है कि जो मकान मालिक है वे मकानो की मरम्मत नही कराते हैं। प्रवर समिति के सामने जब मकान मालिको का एक प्रतिनिधि मडल आया था तो उन्होने बिल्कुल स्पष्ट रूप से यह कहा कि आप हमे कुछ भी छूट दे दीजिये किन्तु मरम्मत नही होगी। अत इस विधेयक के अन्दर ऐसा प्रबन्ध किया गया कि मकान मालिक को मकान की मरम्मत करानी पडे और यदि वह न कराये तो कट्रोलर का यह अधिकार दिया गया है कि मकान की मरम्मत कराये और उस मरम्मत के लिए यह आवश्यक नही है कि साल मे एक महीने का ही किराया काटा जाय, उसमे दो तीन और ६ महीने तक का भी किराया मरम्मत कराने के लिए काटा जा सकता है और यदि उससे आगे भी जरूरत समझे तो वह किरायेदार कट्रोलर के परामर्श से मरम्मत करा सकता है।

निजी आवश्यकता के लिए मकान खाली कराने का भी एक मामला है। निजी आवश्यकता के लिए जहा तक मकान खाली कराने का सम्बन्ध है, मेरी उन लोगो के साथ में जरूर हमदर्दी है जिनका कि एक अपना मकान है। फ़र्ज कर लीजिये कि एक व्यक्ति है, अपने गाढ़े पसीने की कमाई से वह एक मकान खडा करता है और किसी वजह से वह दूसरे स्थान पर चला जाता है या दिल्ली छोड़ कर चला जाता है तो वापिस लौटने पर उसके लिए एक बडी विचित्र अवस्था आ जाती है कि वह कहा जावे? ऐसी अवस्था में जिस मकान को उसने तयार किया है, यह आवश्यक है कि वह अपने उस मकान में रहे और मैं समझता हू कि यदि वह उसको अपनी निजी आवश्यकता के लिए खाली करा लेता है तो उसमें कोई बुराई नही है।

एक बात और है। एक व्यक्ति है उसके पास मान लीजिये कि तीन कमरे वाला मकान है, एक कमरे मे वह रहता है और दो कमरे उसने किराये पर दे दिये हैं किन्तु धीरे धीरे जब उसका परिवार बढने लगता है तो उसको और अधिक स्थान की आवश्यकता पडती है और ऐसी अवस्था में यदि उसको अपना मकान खाली करा लेने की इजाजत दे दी जाती है तो मै समझता हू कि कोई गुनाह नही है। बहुत सारे मकान मालिक मैंने ऐसे देखे हैं। जिनकी कि अवस्था किरायेदारो से भी बहुत गई गुजरी है और बदतर है। अब अनुमान कीजिये कि जो दिल्ली शहर में पुराने मकान हैं उनमे से अधिकाश मकानो का किराया २ २ रुपये महावार है और आप विचार कीजिये कि साल भर मे मकान मालिक को २४ रुपये बतौर किराये के मिलते हैं और आप स्वय समझ सकते हैं कि अगर साल भर के किराये यानी २४ रुपये से भी उन मकानो की मरम्मत कराई जाय तब भी उनकी क्या मरम्मत आजकल हो जायेगी। इसलिए मैं नही समझता कि अगर वह स्वय अपनी निज की आवश्यकता के लिए मकान खाली करा लेता है तो इसमें क्या बुराई है। इसके अलावा यदि वह किसी प्रपच की वजह से खाली कराना चाहता है, किसी को मकान बेचना चाहता है अथवा किसी दूसरे को किराये पर उठाना चाहता

[श्री नवल प्रभाकर]

है तो इसमें उसके लिए प्रतिबन्ध लगा दिया जाय।

उपकिरायेदार या सबलेटिंग का जो मामला है वह भी इसी में आता है। इस मामले को बहुत सोचा और समझा और बहुत सारे मित्रों ने इसका विरोध किया और वैसे देखा जाय तो यह विरोध करने की बात भी है। एक व्यक्ति मकान किराये के ऊपर लेता है और उसको अधिक किराये के ऊपर चढा देता है तो यह एक अपराध है किन्तु यह देख करके कि उसमें एक गरीब किरायेदार रहता है, उसको हानि नही होनी चाहिए। अत उसके लिए यह छूट दी गई है कि उसको सीधा किरायेदार मान लिया जायगा। यह एक अच्छी बात है और मैं समझता हूं कि वह ठीक है और मुनासिब है।

इसमे हौलिडे की बात कही गई है और मकानों के नवनिर्माण को प्रोत्साहन देने की बात कही गई है। मैं नवनिर्माण की आवश्यकता को समझता हू और स्वीकार करता हूं लेकिन मैं समझता हूं कि बडे बडे आदमियो को ही लाभ होगा क्योकि आज दिल्ली की अवस्था ऐसी है कि उसमें छोटे मोटे आदमी का गुजारा होना बहुत कठिन है। आप अनुमान कीजिये कि टाऊन प्लानिंग के अनुसार दिल्ली मे जमीन का एक प्लाट २०० गज का होना चाहिये और उस २०० गज के प्लाट की जो कि दिल्ली के केन्द्रीय स्थान से ७, ८ मील की दूरी पर आप लेने जायेंगे तो आज आपको २० रुपये प्रति वर्ग गज से कम मिलेगा नही और यदि आप २० रुपये गज के हिसाब से २०० गज प्लाट की कीमत का हिसाब लगायें तो उस प्लाट की ही कीमत ४००० या उससे ऊपर पहुंच जायेगी और फिर उसके ऊपर उसको १०, १२ हजार रुपया लगाना पड़ेगा और इस तरह १२ या १५ हजार रुपये में कहीं जा कर एक मामूली मकान बनेगा। १२ या १५ हजार रुपये एक छोटे मकान के लिए खर्च करने पड़ते है तो आप स्वयं समझ सकते है कि मजदूर पेशा लोग क्या कभी भी अपना मकान स्वयं बनाने में समर्थ हो सकते है। किन्तु जैसा कि चौधरी साहब ने कहा कि मकान बनाने से यह लाभ जरूर होगा कि कुछ लोग वहां रह सकेंगे। इस बिल में कुछ ऐसा प्रबन्ध नही हो सका है किन्तु मै यह जरूर चाहता हू कि जो गरीब व्यक्ति है, उनके लिए सरकार की ओर से कोई न कोई इस तरीके की व्यवस्था जरूर होनी चाहिये जिससे कि गरीब आदमियों को और उन व्यक्तियों को जो कि स्वय के लिये मकान निर्माण करना चाहते है किन्तु उनको मकान नसीब नही होता है, उनके लिए मकान का प्रबन्ध करे। उनके लिए मकान का प्रबन्ध किस तरीके से हो सकता है? वह उसी अवस्था मे सम्भव हो सकता है कि जब सरकार उनको बहुत किसी कीमत के जमीन दे और मकान बनाने के लिए उनको ऋण दे, तभी उनके मकान बन सकते है।

यह कहा गया है कि हरिजनो के लिए एक स्कीम है। जहा तक हरिजनों के लिए की गई स्कीम का सम्बन्ध है जहा तक मेरी जानकारी है वह केवल देहातो के ग्रामीण क्षेत्रो के लिए है, शहर के रहने वाले हरिजन तो उससे भी वंचित है....

Mr. Speaker: Hon. Members need not take more than ten minutes. There seems to be a number of hon. Members who want to participate in the debate. May I have an idea of those who want to take part in the debate? I see some ten or twelve hon. Members rising in their seats. We have spent sufficient time over this. There are five hours for clause by clause consideration. Is it the desire of the House that I may encroach upon the time for clause by clause consideration, cut it short by two hours and add that on to it?

Shri Braj Raj Singh (Firozabad) Yes

Pandit Thakur Das Bhargava (Hissar) There are about 147 amendments

Shri V. P. Nayar: Most of them are formal

Mr. Speaker: We will take one more hour from the five hours allotted for clause by clause consideration We started the discussion at 12 30 We will go on till four o'clock At 4 o'clock the general discussion will conclude

श्री नवल प्रभाकर अध्यक्ष महोदय, मैं कह रहा था कि गरीबो के लिए जो भवन निर्माण की बात है वह तो इससे होगी नही, उन्हें इसका लाभ नहीं होगा।

Mr. Speaker: Hon Member has already taken fifteen minutes

श्री नवल प्रभाकर जी मैं अभी समाप्त किये देता हू। यहा पर यह बताया गया कि दिल्ली मे बहुत से आदमी गन्दी बस्तियो में रहते है और बहुत से व्यक्ति एसे है जो कि झोपडियो में रह रहे है और उन झोपडियो की अवस्था भी बहुत दयनीय है। मेरा सरकार से यही नम्र निवेदन है कि यदि वास्तव में हम इन लोगो को मकान देना चाहते है या इन लोगो को मकान की सहूलियत देना चाहते है, तो जैसा मैंने कहा जो लोग किसी वजह से जमीन नही खरीद सकते उनको जमीन मुफ्त दी जाये, उनको मकान बनाने के लिए ऋण दिया जाये और मकान में जो सामान लगे वह कन्ट्रोल रेट पर मिले। आज दिल्ली में जो मकान का सामान है उसकी कीमतें बहुत बढ़ गयी है। अगर हम सन् १९३९ की दृष्टि से देखे तो वह कीमत पाच छः गुनी हो गयी है। सन् १९३९ मे ईंट का भाव ४ रुपया हजार था जब कि आज ४० रुपया हजार है, सीमेंट का बोरा जो उस समय २ रुपये का मिलता था आज ७ रुपये का मिलता है, पत्थर जो कि चार पाच रुपये मे एक ट्रक आता था आज उसका दाम ४५ और ५० रुपये है, लोहे की भी कीमत इसी तरह से बढ़ी हुई है। लकड़ी की कीमतें छ सात गुनी बढी हुई है। इसलिए मैं कहता हू कि यदि दिल्ली में हम वास्तव में लोगो को मकान के मामले में राहत देना चाहते है तो हमें मकान का मैटीरियल भी सस्ता करना पडेगा और लोगो को नियन्त्रित भाव पर देना होगा।

अन्त मे मैं इस बिल का पूर्णतया समर्थन करता हू और आशा करता हू कि जहा यह विधेयक किरायेदारो को लाभ पहुचायेगा वहा जो लोग झोपडियो और झुग्गियो मे पडे है उनके लिए भी कोई ऐसा प्रबन्ध किया जायेगा कि या तो उनके लिए सस्ते मकान तैयार हो सकें या सस्ते किरायो पर उनको मकान मिल सकें।

Mr Speaker: Shrimati Subhadra Joshi Then I will call Shri V P Nayar

Shri Jadhav *rose—*

Shri P K. Deo: Nobody has spoken from our side

Shri Braj Singh: Neither from our side

Mr Speaker Let us conclude it

श्रीमती सुभद्रा जोशी (अम्बाला) अध्यक्ष महोदय आज जिस बिल पर हम यहा विचार कर रहे है उसके बारे मे सबसे पहले तो मैं यह अर्ज करना चाहती हू कि पिछली दफा जिस शक्ल में यह बिल आया था आज उससे इसकी शक्ल बहुत बेहतर हो गयी है। मैं उन सदस्यो में थी जिन्होंने इस बिल की तकरीबन तमाम चीजो का उस समय खडन किया था। आज मै होम मिनिस्टर साहब को मुबारकबाद देती हू कि उन्होंने, जैसी कि उनसे उम्मीद थी, बहुत दिलचस्पी लेकर इसको बहुत कुछ बेहतर बना दिया है।

कुछ चीजो का मैं जिक्र करना चाहती हू। जिन चीजो में यह बिल बेहतर हो गया

[श्रीमती सुभद्रा जोशी]

है उनका जिक्र करके मैं हाउस का वक्त लेना नहीं चाहती क्योंकि इस पर होम मिनिस्टर साहब पहले ही रोशनी डाल चुके है और कुछ रोशनी वह आखिर में इस पर डालेंगे। मैं एक बहुत बड़ी बात का, जिसको मैं फंडामेंटल समझती हू, जिक्र करना चाहती हूं।

यह बिल रेट कंट्रोल बिल कहलाता है फिर भी आप देखें कि जिस शक्ल में यह बिल है उस शक्ल में कुछ पुरानी इमारतों को और नई इमारतों को बिल्कुल अछूता छोड़ दिया गया है और इसको रेट हालिडे कहा जाता है। मैं इसका जिक्र करना चाहती हू। मैं होम मिनिस्टर साहब का इस तरफ ध्यान दिलाना चाहती हू कि दिल्ली में जो रेट कंट्रोल की आवाज उठी थी, जो किरायेदारों में हाहाकार मचा था वह उन इमारतों के बारे में नहीं था जो कि बहुत वर्ष पहले बन चुकी थी। उन इमारतों के किरायों के कंट्रोल के लिए तो बहुत कानून बन चुके थे और उनके किराये कंट्रोल किये जा चुके थे। यह जो किरायेदारों की तरफ से हाहाकार मचा था यह तो उन इमारतों के बारे में था जो कि पिछली दफा बनी है और जिनको कि रेट हालिडे दिया गया है। उनके किरायों को देखकर दिल्ली का बच्चा बच्चा त्राहि त्राहि करने लगा था। शायद हाउस के सदस्यों को इन मकानों के किरायों का आइडिया न हो। वह जाकर देख सकते है। पुराने मकानों के किराये दो रुपये और दस रुपये है। लेकिन आज इन नये मकानों के एक एक कमरे का किराया ६० रुपये से लेकर दो सौ तीन सौ और चार सौ पचास तक है।

मेरी समझ में यह इंसेंटिव की बात नहीं आती जो कि कही जा रही। आज हम बीसवीं सदी में रह रहे है। आज हम समाजवाद का नारा लगाते है। अगर आज सरमायेदारों की तरफ से कहा जाये कि जिस तरह से हम पैसे की शक्ल में मुनाफा चाहते है अगर उसका इंसेंटिव नहीं मिलेगा तो हम काम नहीं करेंगे, तो आज के जमाने में हम को उन्हें इस तरह का इंसेंटिव देना मुनासिब नहीं हो सकता। वह वक्त चला गया। आज जहां जहां भी प्राइवेट एंटरप्राइज हो रहा है उस पर हम कंट्रोल लगा रहे है। हम उनको आजाद नहीं छोड़ देते—चाहे वह खुराक का मसला हो या मकानों का मसला हो। और मैं यह अदब से अर्ज करना चाहती हूं कि खुराक का मसला और मकानों का मसला तो सरकार की अपनी खास जिम्मेदारी होनी चाहिए। पर आज हम इस बात को तसलीम करते है कि आज हुकूमत की हालत ऐसी नहीं है कि वह हर बच्चे को मकान दे सके और हर बच्चे को खुराक मुहय्या कर सके। लेकिन अगर आज जनता को सरमायेदारों के हाथ में बिना कंट्रोल के छोड़ दिया जायेगा तो उनकी जो हालत होगी उसका आप अन्दाजा लगा सकते है। हजारों लाखों लोग इन मकानों में रहते है। हजारों सरकारी कर्मचारी जिनको सरकार मकान नहीं दे सकती वे इन मकानों में रहते है। अब आप देखें कि अगर एक सरकारी मुलाजिम मकान के किराये पर अपनी आमदनी का ४० या ५० फीसदी खर्च कर देता है तो वह अपनी आमदनी को नाजायज तरीकों से बढ़ाने के लिए मजबूर होगा। तो मैं यह अदब से अर्ज करना चाहती हू कि ये लोग जो कि अनकंट्रोल्ड रेंट पर मकान किराये पर देते है ये लोग दिल्ली में करप्शन के बड़े भारी सोर्स है। इसलिए हमें उन पर काबू करना चाहिए।

दूसरी बात मैं यह अर्ज करना चाहती हू कि आज जगह जगह से यह आवाज उठ रही है कि जमीन पर सीलिंग होना चाहिए, किसानों की खेती की जमीनों पर, गावों की जमीनों पर सीलिंग लगायी जाये। हम ने इस चीज को माना और स्वीकार किया तो दूसरे कोने से यह भी आवाज उठने लगी कि अगर गांवों की आमदनी को सीलिंग लगायी गयी और शहर

वालों की आमदनी पर सीलिंग नही लगायी गयी तो यह बात अन्यायपूर्ण होगी। इसलिए अगर आज शहरों के मकान मालिकों को खुली छूट दी गयी तो उसके नतीजे किसी भी तरह अच्छे नही होंगे और ऐसा करना न्यायसंगत नही होगा। इसलिए मै अदब से अर्ज करना चाहती हूं कि होम मिनिस्टर साहब इस पर फिर से गौर करे। यह मै मानने को तैयार नही हूं कि छूट न देने से मकान नही बनेंगे। कुछ साथियों ने कहा कि अगर सीलिंग लगायी गयी तो मकान कम बनेंगे और अगर कंट्रोल न रखा गया तो मकान ज्यादा बनेंगे। मै तो कहती हूं कि सरकार और कोआपरेटिव सोसाइटीज मकान बनावें। लेकिन मैं अदब से अर्ज करना चाहती हूं कि जब तक सरकार कंट्रोल नही करेगी तब तक वह भी मकान नही बना सकती। इसलिए सरकार नही बना सकेगी कि दिल्ली मे जमीनों की कीमते बहुत बढ़ा दी गयी हैं। इसी वजह से कोई कोआपरेटिव सोसाइटी या कोई मामूली आदमी जमीन खरीद नही सकता।

13·23 hrs.

[MR. DEPUTY-SPEAKER *in the Chair*]

मैं यह कहना चाहती हूं कि जब एक आदमी को खुली छूट हो कि वह अपने मकान का जो चाहे किराया ले सकता है, तो यह एक कुदरती बात है कि वह ज्यादा से ज्यादा रुपया खर्च करने के लिए तैयार है, जमीन और बिल्डिंग मैटीरियल के लिए उस को जितनी भी कीमत देनी पड़े, वह देने के लिए तैयार है। इस तरह से एक नीशियस सर्कल सा बन गया है। किराया कंट्रोल न करने की वजह से दिल्ली में मकानों के व्यापार में इतने रिटर्न्ज हो गये हैं, जितने कि किसी दूसरे बिजिनेस मे नहीं हैं। आज मकान बनाना इतना महगा हो गया है कि सरकार उस का मुकाबला नही कर सकती है। जब भी हम डेवेलपमेंट वालों को या स्लम क्लीयरेंस वालों को कोई जमीन दिखाते हैं, तो वे कहते हैं कि अड़ोस-पड़ोस में मकान बन जाने की वजह से वह जमीन इतनी महंगी हो गई है कि सरकार उस को ले कर किसी कोआपरेटिव सोसायटी को नहीं दे सकती है। मैं यह अर्ज करना चाहती हूं कि अगर कंट्रोल्ड इकानोमी हो, कंट्रोल्ड प्राईवेट एन्टरप्राइज हो, तो सरकार या को-आपरेटिव सोसायटी मुकाबला कर सकते हैं, वर्ना वे मुकाबला नही कर सकते हैं। इसलिए मैं कैपिटलिस्ट्स की इस बात में विश्वास नही करती हूं कि हमारे लिए कोई इनसेन्टिव नही है, हमारे लिए कोई इनसेन्टिव पैदा किया जाये, जो हमारे मन में आयगा, वह करने दिया जायगा—हमे मनचाहा किराया वसूल करने दिया जायगा, तो हम मकान बनायेंगे, वर्ना हम नही बनायेंगे। मै समझती हूं कि अगर कम भी रिटर्न्ज होंगे, कम भी प्राफ़िट्स होंगे, तो जो रुपया इन्वेस्ट करना चाहेंगे, वे मकान बनायेंगे। इसलिए किराये के मामले में खुली छूट नही दी जानी चाहिए।

जहा तक एविक्शन का ताल्लुक है, यह कहा गया है कि अगर मालिक-मकान को मुनासिब जरूरत हो, अपनी फ़ैमिली के के लिए जरूरत हो, तो वह अपना मकान खाली करवा सकता है। मैं चाहती हूं कि इस मे यह अमेंडमेंट कर दिया जाय कि जिस किरायेदार से मकान खाली करवाया जाय, उस को यह इजाजत मिलनी चाहिए कि अगर वह चाहे तो वह उस मकान में रह सके, जिस को मालिक मकान अपना कुनबा बढ़ जाने से या स्टेटस बढ़ जाने से खाली कर के अपने मकान मे आना चाहता है। इस से कानून-बाजी से बचने का मौका रहेगा।

इस बिल में यह भी रखा गया है कि अगर कोई मालिक-मकान अपना मकान खाली करवा लेता है और उसी किरायेदार को नही देता है, किसी और को दे देता है, तो कंट्रोलर अगर चाहेगा, तो उसी किरायेदार को उस मे रखेगा। लेकिन इस के साथ ही एक खतरनाक बात जोड़ दी गई है, जिस की तरफ़ मेरा ध्यान पहले नही गया था। वह

[श्रीमती सुभद्रा जोशी]

यह है कि अगर उस किरायेदार को मकान नहीं मिलेगा, तो उस को कम्पेन्सेशन दिलवाया जायगा । यह बड़ा खतरनाक मामला है । इस का नतीजा यह होगा कि हालांकि किरायेदार और मालिक-मकान दोनों को पगड़ी लेने से मना कर दिया गया है, लेकिन इस तरह किरायेदार के लिए रुपया एक्सेप्ट करने का बहाना हो जायगा । अगर मालिक-मकान को ज्यादा रुपया मिलता होगा, तो वह थोड़ा सा कम्पेन्सेशन दे कर किरायेदार से छुटकारा पा लेगा । दुकानों के मामलों में खास तौर पर ऐसा हो सकता है । इस तरह मालिक-मकान अपने मकान खाली करवाते रहेंगे । इसलिए इस तरफ़ भी हम को ध्यान देना चाहिए ।

मुझे इस बात की खुशी है कि अमलेदारों की लैंड को भी प्रेमिसिज़ की डेफ़िनीशन में रख दिया गया है और पुराने कानून में उन को जो प्रोटेक्शन दी गई थी, उस को एक साल के लिए बढ़ा दिया गया है । मैं यह अर्ज करना चाहती हूं कि इस पर जल्दी से जल्दी ग़ौर किया जाय, ताकि कहीं ऐसा न हो कि वह पीरियड खत्म हो जाय और कोई उलटी सीधी बात लोगों के सामने आये और टेनेंट्स को कानून में जो टेम्पोरेरी प्रोटेक्शन और रिलीफ़ दिया गया है, वह उन से ले लिया जाय ।

यह भी प्रोवाइड किया जाना चाहिए कि अगर ज़मीन या मकान को उस का मालिक बेचे, तो उस के किरायेदार को प्रथम अधिकार होना चाहिए कि अगर वह उस को खरीदना चाहे, तो खरीद ले ।

अगर इन सब बातों पर ध्यान दिया जाय, तो किरायेदारों की उम्मीदें और ज्यादा पूरी होंगी । किरायेदारों की असल शिकायत पुराने मकानों से नहीं है, बल्कि जो नये मकान बन रहे हैं, उन से है ।

Shri V. P. Nayar (Quilon): Mr. Deputy-Speaker, I must confess that during the discussion.....

Mr. Deputy-Speaker: He knows that the Speaker has announced that ten minutes are allowed.

Shri V. P. Nayar: Fifteen minutes.

Mr. Deputy-Speaker: I think it is perhaps ten.

Shri V. P. Nayar: Afterwards, it was extended by one hour. We are having one hour from the clause by clause consideration.

Mr. Deputy-Speaker: There are additions of new Members.

Shri V. P. Nayar: My difficulty is, I should like to explain certain points of basic importance.

Mr. Deputy-Speaker: The hon. Member may begin; in no case, more than fifteen minutes.

Shri V. P. Nayar: I must express at the very outset that I got two surprises during the discussion of this Bill today, the first of them being provided by the Home Minister himself who said that watching the Joint Committee, he was surprised that there could be a dissenting minute I was also a Member of the Joint Committee, and if anything was evident, it was that not one but several Minutes of Dissent ought to come

The second was provided by my hon friend Ch Brahm Prakash who pleaded of all persons for a tax holiday. In the given context the surprise was more because I know that he is connected, or he is a patron of, some of the tenants' associations

The surprises apart, in our Minutes of Dissent we have raised certain fundamental issues. I have always been eager to give the proper due to all persons, and my hon. friend the Home Minister is no exception. I do agree that in the Joint Committee he was kind enough to agree to various amendments which we put forward, and in his own disarming way he did accept them and made us silent, but our experience about another group

of amendments was very different He would not budge one inch in case the amendment touched the fundamental points. Therefore, we were obliged to give Minutes of Dissent, and I feel that I am called upon to explain the stand taken by us

Let us take the question of the standard rent which is one of the most important issues Many hon Members who have spoken have not referred to it, but according to us it is a very important point In the Minute of Dissent we have made a sepecific suggestion that standard rent in relation to any premises means the amount chargeable under this section, and we have suggested 6½ per cent whereas the Government have been kind enough to accept 7 per cent In calculating the standard rent, we wanted to apply certain broad considerations in view of the abnormal rise in prices for land in Delhi The present definition of standard rent is 7½ per cent on the aggregate of the value of land plus reasonable cost of construction In New Delhi and Delhi the situation is very peculiar During the last five or ten years land values have risen not by one, two or three times but by 50 to 100 times Where jackals and owls lived five years ago, you cannot get land now even for Rs 100 a square yard and none of the landowners has been at all responsible for such unearned increment on lands What are we going to do about It? If we calculate the standard rent on the aggregate of land value plus reasonable cost of construction I submit it is a distinct advantage for the landgrabbers in this place

It is certainly not for the benefit of the ordinary or the middle class man or the poor people of Delhi that more and more houses have come up, and it was evident, and admitted also during the evidence before the Joint Committee, that since 1951 not a single house has been constructed in the whole of New Delhi and Delhi by the private owners for the low income groups I know we have constructed several hundreds or thousands of houses, and the private sector have done their job in that no doubt, but for whom have these houses been built? I am sure that you also have had the experience of landing in Delhi in an aeroplane From the plane we can see that Delhi in patches is a very beautiful place We have got patches of splandour surrounded on all sides by patches of squalor Certainly buildings have come up, but it was admitted, and Government will not contradict me when I say that since 1951, because of the Rent Control Act which was then in force, not one single building has been constructed by the private sector to house the low income groups, not one And it is in this context we must view this

One can very easily talk about pulling down slums We know the experience of the Delhi Ajmeri Gate Extension where till recently I had a room hardly 400 sq ft for which I was paying Rs 200 Where were those people who were residing there? Values have certainly increased, but why and how?

We know that regular rackets are run by what are called the housing schemes We know also that land values have not increased on account of any special act of the landowners themselves When Government gave a holiday money bags were out to grab land and purchase land whatever be the price because there was a holiday on this, and because they would get all the advantages of abnormally enhanced prices on land, they thought it unwise to build for the poor, the result being that a very serious situation has arisen now and buildings come up in all places of three and four storeys, but no provision is made to ameliorate the distress of the poor people, the low-paid employees, the low-income groups

If this situation has to be got over, Government must have a different scheme in this Act, and standard rent

[Shri V. P. Nayar]

must have some bearing on the situation.

One argument which was put forward by some of the experts in the evidence that we took was that Government enhanced the lease amount on Government held property by 20 times. I do not know the facts about it, nor do I know the reasons for enhancing them, but that is in no way an argument for fixing the standard rent at 7½ per cent. on the aggregate of the actual land value plus reasonable cost of construction. Therefore, we suggest that there should be a ceiling.

It may be argued that it is not possible to freeze price of land in Delhi, but if the price of land is calculated, for the purpose of fixing the standard rent, at 400 per cent,—I am amenable to any suggestion in this regard, whether they are fixed at 300 or 400 per cent, but we suggest 400 per cent—then the effect will be that although we do not freeze the price of land, there will not be such competition, such a race among the land-grabbers to acquire more and more and to erect buildings and then take advantage of the holiday which the benign Government is now giving them.

The point is this that in judging this question we must take also into consideration the point whether any price above 400 per cent. would be at all justifiable What are the trends in our economy? What are the trends which justify in land alone a rise of 200 times? In some places the prices of land have increased by 200 times in ten years What are the general trends in our economy? Do they not have a bearing, a relationship to this question? We know that the wholesale price index has not risen by that percentage, the cost of living has not risen by that percentage, wages have not risen by that percentage. Then why on earth do we give the landowner alone an opportunity to fleece the tenant without fixing 400 per cent which, having regard to the trends in our economy, should be considered to be something which the landowners should take with advantage? Therefore, Government on this question was not at all prepared to agree with us, and with all regret we had to give this Minute of Dissent

Then let us come to the question of the holiday Holiday is in principle bad We have expressed this in unmistable terms in our Minute of Dissent I do not want to go into that, but it raises two important questions, even the manner in which the *Bill* has emerged *from the Joint Committee*

Take for example the houses which have been built by the Rehabilitation Ministry They are entitled because most of these houses were constructed after 1951, to have a holiday. There are thousands of such houses. Those who have bought such houses in auction or acquired them at negotiated prices will come within the mischief of the holiday, and hereafter they will be in a position to charge any rent, taking advantage of the period given By no stretch of the imagination can we think that in so far as such houses which have been acquired after construction by the Rehabilitation Ministry are concerned, there is any justifiable cause for enhancement of rent. but what is the pratice today? I know several cases where rents for a two-room flat which used to be Rs 80 or Rs 90 have now been increased to Rs 200 or Rs. 300 What are we doing to do about that?

Then there is also another question which is important so far as the tax holiday is concerned. From the list furnished in the Slum Areas Improvement and Clearance Scheme Act of 1956 I find that half or three-fourths of Delhi will come under places which have been declared to be slums. There, the slums have to be removed and new constructions have to come.

They will, therefore, be taken as new constructions. It is not reconstruction, even though there is some patching work to be done, and the tenant is evicted and some construction is made, they will again come within the *mischief of the holiday, so that, in* addition to what we are already giving by way of holiday, several thousands of houses which not even the principles on which Government stand can justify for holiday being given for, will come within the mischief of this That is why we are opposed to the question of providing for any holiday. I do not want to explain in detail about the holiday for the simple reason that my hon friend who spoke on behalf of us, and who has also signed that minute of dissent has explained in detail what our attitude is towards the holiday

Then, there is the question of increasing the rent We were told, for example, in the committee, that the Imperial Hotel, which is one of the biggest hotels in this city is now paying a rent which it was paying five years ago or ten years ago On behalf of the landlords, it was contended that Rs 18 or 19 lakhs happened to be the net profits of the Imperial Hotel in one year

Pandit Thakur Das Bhargava: Rs 16 Lakhs

Shri V P. Nayar. We feel that such hotels have necessarily to pay a higher rent But are the landlords prepared to reinvest a portion of that to build houses for the workers of the Imperial Hotel itself? If that is not the case, then why do they go on asking for an enhancement of rent? We have always expressed ourselves very clearly in the Joint Committee that as between residental houses and accommodation for non-residential purposes, there should be a distinction; and that has been accepted in principle But in some cases like this, when huge profits are made, and when the tenants can justifiably be asked to pay more, are the big landlords prepared to reinvest the money for building houses for workers? That is a very simple question If they agree, then we are agreeable to it.

There is another point which, according to us, is very important, and on which some of the witnesses have also agreed, and that is, in regard to the quantum of punishment We know what is *pugree,* and Government would say, and the hon Minister in his introductory speech was very assertive and said that *pugree* has been provided for under the existing Act, and, therefore, it need not be touched now But what is the effect. How many cases of *pugree* have been brought to the notice of Government? Can the hon Minister tell us ....

The Minister of State in the Ministry of Home Affairs (Shri Datar): Let the hon Member say that *pugree* has been provided against, not for.

Shri V. P. Nayar: I said that it had been provided for as an offence.

Mr Deputy-Speaker· But Government had to pay it in France.

Shri V P Nayar: Government had to pay it elsewhere

Mr Deputy-Speaker: They explained here the position that key money was paid

Shri Tangamani (Madurai) But in France, even key money is also a part of law

Shri V. P. Nayar: So, it had legal justification there But, here, payment of *pugree* is declared to be an offence punishable with imprisonment for a period We know it has assumed menacing proportions Even the representatives of the landlords whom we examined before the committee were agreeable to the punishment being raised up to seven years, but Government would not make it a cognizable offence We wanted that to be a cognizable offence, because it

[Shri V P Nayar]

is only by the threat of that offence being inquired into as a cognizable offence that we can ever hope to have a decline in the incidence of *pugree*, for, today, we cannot get a single flat without *pugree*, if we insist on the standard rent

I do not have the time to read out the evidence but a contention was raised by the representatives of the house owners that it was a civil offence I do not know what it is Yesterday, I heard the hon Law Minister praising our own judicial system, and if Government rely on the judicial system, what harm is there in making this offence cognizable, so that the landlords may not get away in the manner and the fashion they do now, and a very severe punishment can be inflicted on them?

I do not want to take more of the time of the House because I know the anxiety of other hon Members to speak, but there is just one more point, and I shall have done, and that is making the controllers function under the judiciary There could be no objection to that on principle When once we concede that our judicial system is perfect, if the hon Minister takes a stand that today the controllers cannot be placed under the administrative control, guidance and superintendence of the judiciary, it means that he does not have confidence in his own judiciary There could be no other inference If we have confidence in the judiciary, then there is no question why this should not be accepted Moreover, these are not administrative matters, there are several matters on which evidence will have to be taken, there are several matters on which the Civil Procedure Code will have to be followed For these matters, administrative officers will be no good at all, judging by our experience in the past

Therefore, I submit that in this matter also, the hon Minister should revise his stand, and agree that so long as he is aware, and so long as Government are aware that our judiciary and our judicial system are not as bad as others want it to be, the entire machinery, especially, the controllers, who will be functioning under this legislation, must be declared to be not under the Government or the executive, but under the judiciary

Shri Subiman Ghose: The scope of the Bill, no doubt, lies within a narrow compass, but is not free from complications Not only is this Bill very important for the Delhi people, but it has got its other important aspects too, practically, all the legislatures in India have passed similar laws, and not only that, but those laws have been amended by these State legislatures several times, whenever any defect in the working of these laws was noticed by them Just at this juncture, we are going to pass a law, and I think, when we, the highest body are going to pass a law, it should be such as would not only be conducive to the best interests of the people of Delhi but will also serve as an inspiration to the State Legislatures I would respectfully ask the hon Minister whether we have fulfilled that standard The people in general and the State legislatures, in particular, would very much like to have an answer from the hon Minister to this question

Now, what is the scope of the Bill? It is to fix a standard rent and to guard against unnecessary eviction Deposit of rent and other subjects occupy a secondary position Therefore, in this Bill, there are two parties, one is the landlord and the other is the tenant

First of all, we shall see who is a landlord as defined in this Bill. I would like to draw the attention of the hon Minister to the definition of

'landlord' I submit that according to this, even a person who owns a jhupri in Delhi, and every man who will construct in future a house in Delhi is a landlord If that is not the definition, then clause 46 becomes useless and redundant If that is the definition, if I am correct in my assessment that every house-owner, present or future, is a potential landlord in Delhi, then I submit that is neither law, nor logic nor commonsense and in my mmute of dissent

Raja Mahendra Pratap (Mathura) May I just say one word? After the hon Member who is speaking, may I speak, because there is a big demonstration outside, and I have to run for it? If I cannot speak, then I may be allowed to go

Mr Deputy-Speaker The hon Member has to consider his own priorities

Shri Subiman Ghose It is on page xvii I have suggested the definition of landlord and I submit that the Government has been pleased to accept some of my observation by suggesting amendment No 135 I think the Government will not find any difficulty in accepting this definition so as to avoid lots of confusions Without meaning any dis-respect to anybody I submit that originally the definition of tenant' was drafted in a way which was more than useless because a registered notice under section 106 of the Transfer of Property Act, this Bill would be made nugatory An amendment was suggested by me There was nothing original in it and I took it from some State legislature I do not know why there was so much faltering and hesitation in accepting that Our deliberations in the Joint Committee closed on the 7th of November and till the 18th of November, we did not know whether that amendment would be accepted or not The minutes of the meeting of the 18th were silent On the 19th we find that the amendment has been accepted with a super-addition that it will include sub-tenants I do not know what improvement has been made thereby Is it the intention of the Government that every kind of the sub-tenant is contemplated? If that be so, I have got no objection But if it is said that it has been used in the restricted house to the sub-tenant as contemplated in this Bill, we should have categorically told so because if we do not tell this, there will be a loophole and the different Controllers will interpret it differently If we delete this reference to the inclusion of sub-tenant, it will not make any difference It is, only tautology, I do not say it is inoffensive tautology because it will leave much scope to different interpretations

I come to clause 3 I do not know why the Government should be treated as a favoured tenant or landlord At the time of introducing this Bill, the hon Minister has said that the Government cannot be an ordinary tenant I fail to understand why the Government is an extra-ordinary tenant While the house was in the hands of a private owner, it was fetching a rent to the tune of Rs 17 and coming in the hands of the Government, it was fetching a rent of Rs 392 per month There was the evidence adduced before the Joint Committee This is a staggering figure Even then the Government will say that it occupies an extra-ordinary position so far as the landlord-tenant relationship is concerned It will create difficulties if the Government is excluded It is our experience that the Government takes a house The Minister does not live there Some Government servant will live there He may be a specialist His work is over or he retires Government does not require the house and it sends a notice to the house owner saying that it does not require the house any more and also a notice to the occupier to vacate If the occupier does not vacate what will be the position of the house-owner? He has to file suit for recovery of possession by paying a large amount as court fee When I raised that point in the Joint Committee I have been told that it was a hypothetical question I submit that

[Shri Subiman Ghose]

hypothesis is the life-line of this whole Bill

I now come to clause 5 It is said that a law has been enacted to stop *pugree* which in West Bengal we call *salami* I am yet to know a law which can put an end to *pugree* or dowry or bribe-taking if the giver and receiver agree But we should not encourage it There must be some sort of a law at least to console us But in this Bill we encourage rather than discourage it For instance in clause 5(4)(b), it has been stated that with the money of the tenant the landlord can construct a house only on condition that he will allow that prospective tenant five years to live in that newly built house I submit it will create another confusion If the house is built with the help of the money of the prospective tenant, if the new landlord turns back and wants wide rent, what will be the fate of this man who has advanced this money? I raised this in the Joint Committee and I was told that they would goby agreement If we leave everything to the agreement of the parties, what is the use of this Bill? It is an additional encouragement to *pugree* being demanded by the landlord, it is not an incentive to make building

I now come to clause 6 It defines the standard rent To tell you frankly, to calculate this in relation to the original rent, basic rent and the standard rent, it will baffle the intelligence of a very astute chartered accountant Then, there has been a limit of time for the fixation of the standard rent—two years One will take two years' time to understand the calculation but by that time the right will be limited by the lapse of two years Look to clause 12 In that clause also, there is a period of limitation But in another way, the tenant will be able to raise that point I do not know why a confusion has been created like this If there is a limitation, clauses 9 and 15 should all go together But that question of standard rent can again be raised.

Mr. Deputy-Speaker: The hon. Member's time is up

Shri Subiman Ghose: I have given the longest minute of dissent.

Mr Deputy-Speaker: But the speech should not be in proportion to the length of the minute of dissent.

Shri Subiman Ghose: I do not know whether some inspiration has been drawn from my speech as has been done from my minute of dissent for which I should feel flattered

Mr. Deputy-Speaker: *I also con*gratulate the non Member on that account but he should try to finish

Shri Subiman Ghose: I do not know whether I will be able to convince the hon Home Minister to accept some more of these points

Mr Deputy-Speaker. I cannot help him in this matter He may now continue

Shri Subiman Ghose I was submitting this with regard to the standard rent Regarding eviction, I submit it is also a very cumbrous clause from the first line to the last line and it will baffle the intelligent of an astute lawyer But some more words have been introduced to add more complications In the original Bill, there was only one thing "suitable accommodation" The Joint Committee introduced the word 'reasonably' and so it is now 'reasonably suitable accommodation' For the life of me, I have not been able to understand the meaning Sir, you were once a Judge If the hon Minister can explain what is meant by 'reasonable suitable', it would be better .

Mr. Deputy-Speaker: I retired long ago

Shri Subiman Ghose: The addition of the word "reasonable" is creating another complication. Is the word "suitable" divorced from reasonableness?

14 hrs.

I have many things to say, but there is no time I want to draw the attention of the hon Minister to the appointment of controllers I feel very much against the controllers being appointed by the Central Government I submitted one amendment that controllers should be recommended by the Chief Justice of the Punjab High Court But that was found unacceptable to the Home Minister I do not know why the Home Minister and Ministers in general are mightly afraid of the judiciary I submit that for the preservation of the honour of the Government, if there be any, my amendment should have been accepted, because it is our bitter experience that this power has been misused by the Home Ministry I say that with a full sense of responsibility because I know that even in High Courts, a candidate who is defeated on the Congress ticket, before the ink with which his defeat was written has dried, is appointed a High Court Judge If it is a Governor or B D O anybody else I do not mind but I feel that the fair name of the judiciary should not be tarnished

Mr. Deputy-Speaker: Our judges are not appointed by election

Shri Tangamani: Getting defeated in the election is an added qualification

Shri Subiman Ghose: There is another thing Instead of "an officer with five years' judicial experience", I submitted an amendment in the Joint Committee saying "a judicial officer of five years' standing" My intention was this I know of a Judge who had his career as a munsif and he was taken to the Secretariat Then according to the time scale, he became a District and Session Judge, but he was a failure because he was not in touch with the courts. There is a good deal of difference between saying "an officer having five years' judicial experience" and "a judicial officer of five years' standing" That was an inoffensive amendment, but I do not know why that was not acceptable to the Home Minister Even now I request that the time has not passed for its acceptance

I do not have time enough to discuss many other provisions of the Bill We are an august body and we should evolve something which will be conducive to bringing about a harmonious relationship between the landords and the tenants in Delhi and which will serve as an inspiration to other legislatures

Raja Mahendra Pratap: I want to say only a few words

Mr. Deputy-Speaker: Not as this stage I will try to call him before I call the hon Home Minister.

Shri Braj Raj Singh: What about others?

Mr Deputy-Speaker. I will accommodate as many as I can

Shri Jadhav (Malegoan) Nobody from my party has spoken

Mr. Deputy-Speaker: I will try-Mr Deo

Shri P. K. Deo (Kalahandi): Food, clothing and shelter are the three basic needs of the people and it is the primary duty of any civilised Government to guarantee these minimum demands On several occasions in the past attempts have been made to control the supply and distribution of these things, but instead of having the desired effect, it gave shelter to many anti-social elements to grow under the shield of control, to the detriment of the common people's interests We did not have quite a happy experience with food control and cloth control

Only in 1952 we passed the Delhi and Ajmer Rent Control Act and

[Shri P. K. Deo.]

again in 1956 we passed the Delhi Tenants Temporary Protection Act. Now we are again having a legislation on the same subject This very fact goes to prove that the two previous Acts have defeated the very purpose for which they were passed. Delhi is a growing town and as capital of this country, it has a population of 2½ million and it is still growing. In the wake of partition, lakhs and lakhs of homeless displaced persons came to Delhi. Besides, even now the economic pull of Delhi, as the metropolis of India, has been drawing a large-scale migration from the villages and from other parts of the country in search of greater employment opportunities. So, we find that Delhi has been growing on an unprecedented scale.

In 1941, the gross density of population of Delhi was 118 per acre In 1951, it rose to 207 per acre and now in some places it has gone up to 592 per acre These figures relate to Old Delhi, but it would not be very much different in other parts of Delhi also But the fact remains that the accommodation available is not coping up with the demand and the building activity of the Government is far from adequate to meet this growing demand of the Delhi public

The objects of the Bill are threefold, *viz*, to provide a larger measure of protection to the tenants against evictions, to determine the standard rent reasonable from the tenant's point of view and at the same time providing some incentive to the landlord to go on with his building activity and to provide a suitable machinery for expeditious adjudication of disputes between the landlord and the tenant The objects are laudable, but if we examine the provisions of the Bill, we will find how discriminatory they are

Clause 1 of the Bill gives discretionary power to the Government to include or exclude from the provisions of the Bill any area which they like. The tenants under the Government and the tenants under private individuals have identical interests and there should not be any discrimination between them We are pledged to a socialist pattern of society and there should not be any discrimination between the private sector and the public sector from the tenants' point of view.

Clause 3 exempts Government buildings or buildings requisitioned by Government from the operation of the provisions of this Bill. It is high time this sort of provision is deleted In the capital, Government is the biggest landlord and the biggest property-owner So, Government buildings should not be exempted from the operation of this legislation If we read the memorandum submitted by the Delhi House owners' Federation, we will be surprised to find that for the Pyarelal Building, Government are charging nearly 20 times more than what a tenant has to pay if he resides in a private premises having the same accommodation I do not think it is the intention of the Government that the tenants living in Government buildings will have to pay much more than the tenants elsewhere for the same type of accommodation, with the same comforts

Coming to the standard rent, we find that in fixing the standard rent the market value of the land, the cost of construction and the year in which the premises were rented out have been the deciding factors So far as the fixing of the standard rent is concerned, the properties have been divided into four categories, *i.e.*, (1) premises constructed before 2nd June 1944, (2) premises constructed up to 2nd June, 1951, (3) premises constructed between 2nd June, 1951 and 8th June, 1955, and (4) premises constructed after 8th June, 1955. I fail to understand why there should be four categories of premises for the purpose of fixing the standard rent.

These watertight compartments have been created by drawing a date line The conditions prevailing on 1st June 1951 would not have been materially different from the conditions prevailing on 3rd June 1941 So a date line of 2nd June, 1941 does not seem to be scientific to me For this purpose I beg to submit that all the premises and all the buildings in the State should be revalued by an expert board of engineers They could easily fix the annual standard rent at 7½ per cent of the capital value of the property That would be more scientific This devision of the properties in four categories and fixing different manners for different groups for calculating standard rent really baffles me

Coming to the 'rent holiday', I am strongly opposed to it The argument in favour is that some incentive will be provided to the landlords and they will come out with their hoarded wealth for the e construction activities because we need more tenements and there is a great demand for housing But in actual practice we find —and I entirely agree with my hon friend Shri V P Nayar when he says that—in recent years not a single low income group house has been built even though this initiative is being given to them in the shape of rent holiday By the grant of this rent holiday, rent has been sky rocketted and we find that indirectly the price of land also has tremendously gone up In the Golf Link area, in Diplomatic Enclave, in Jor Bagh and in Sundar Nagar we find that land is being sold at Rs 100 to Rs 150 per square yard To ask any landlord to purchase land in those areas at Rs 150 per square yard and construct a low income group house would not be an economical proposition So, naturally they go in for bigger type of houses with streamlined designs and with ultra-modern fittings and charge rent at an exorbitant rate which the needy tenant has to pay There should be a stop to this kind of sky-rocketting of the rent of these premises In this connection I beg to submit before the House that the recommendation of the Housing Ministers' Conference at Mysore suggesting that the price of land should be frozen should be considered by the Government and they should give their serious thought to this

Regarding the various new houses that are built roundabout these areas, I beg to submit that they might be nice-looking, ultra-modern and streamlined but they are absolutely not suitable for the Delhi summer unless they are fully air-conditioned There are dark small rooms The bathroom of the flat is visible to the bedroom of the neighbour and the neighbour's drawing-room is visible to the bathroom of the next neighbour So the giving of these small plots of land of 350 square yards on lease should be stopped There is so much vacant land roundabout Delhi It is a rugged country You find the continuation of the Aravali Hills It will not yield to any cultivation Any amount of land in this rugged country is lying vacant That can be leased out and large plots could be given There must be some limit regarding the accommodation in the houses otherwise there would be over crowding and it will ultimately lead to a slum This new type of town planning is quite contrary to the old town planning which you find in the New Delhi area, where there are spacious grounds for gardens It is high time that the Government should think that there should be house construction only on one-third of the land and two-thirds of the land should be reserved for garden purpose Then only we can really solve this slum clearance problem On various occasions pamphlets are being distributed to Members to show that Government are taking steps for clearing the slums and trying to rehabilitate those people elsewhere I think it will be a complete failure unless we insist on this proposition

Mr Deputy-Speaker The hon Member's time is up

Shri P K Deo Two minutes more

[Shri P. K. Deo]

Regarding clause 10, I beg to submit that it provides for duplication of work and will be an impediment towards the speedy disposal of cases Clause 10 provides the procedure for the fixing of rent during the interim period The same procedure is being followed in fixing standard rent So, when we are following the same procedure, why waste time over interim rent? I suggest that this clause should be deleted

Regarding the growing executive control, I quite agree with some of the previous hon speakers who have pointed out as to why Government should be allergic to the judiciary It is high time that the controllers should be men recruited from the judiciary and having at least five years' standing

Regarding the proper maintenance of the premises, I would like to submit that in every monsoon Session, we come to the Parliament we hear of scores of dilapidated buildings collapsing in the City of Delhi and injuring the occupants I submit before the House that the Government should seriously consider to provide the land lords cheap credit for the proper maintenance of those dilapidated houses and if the landlords are not coming forward those premises should be requisitioned and the Government should repair them and charge the cost by deducting it from the rent payable to the landlord That will go a long way to meet the growing demands for shelter which is so acute here

Regarding the ground of eviction I have not yet followed the definition of *'bona fide* family requirement' It is so vague and wide in its connotation that it needs clarification I hope the hon Minister will suitably alter that clause of eviction

श्री जाधव : मिस्टर डिप्टी स्पीकर, सर, जो बिल सदन के सामने रखा गया है

उपाध्यक्ष महोदय : माननीय सदस्यों को चाहिए कि वे जितना कम वक्त ले सकें, उतना कम लें, क्योंकि बहुत सी बातें कही जा चुकी हैं।

Shri Jadhav: Fifteen minutes

Mr Deputy-Speaker: Ten would be preferred

Shri Jadhav: I am a member of the Praja Socialist Party Nobody has spoken from my Party

Mr Deputy-Speaker: I am not thinking of Parties He should begin instead

श्री जाधव : यह जो बिल सदन के सामने है, वह सदन के सामने क्यों रखा गया है, इसके बैकग्राउंड को हमें देखना पड़ेगा। मैं कुछ बातें हाउस के सामने रखना चाहता हूं। गवर्नमेंट ने "ए प्लान इन दि मेकिंग" नाम का एक पैमफ्लेट शाया किया है। उस में उस बैकग्राउंड को अच्छी तरह से बताया गया है। १९४७ में जब पार्टीशन हुआ, तो दिल्ली में करीब करीब पांच लाख से ले कर छ लाख लोग वहां आये। उस के बाद दिल्ली का जो हाउसिंग का प्राबलम है, उस की इमरजेन्सी को भी हमें समझना पड़ेगा। इस के बारे में इस पैमफ्लेट के पेज ६ पर जो बातें कही गई हैं, मैं उन को पढ़ कर सुनाना चाहता हूं —

There are few cases in the world's history where the population and problems of a major city have increased so rapidly as Delhi has in the last ten years since Independence Not only has the population more than doubled in that period to its present total of approximately 18,00,000 but the bulk of the increase came almost overnight

इस को देखते हुए हम अन्दाजा लगा सकते हैं कि यहां पर मकानों की कितनी किल्लत होगी। दुख की बात यह है कि दिल्ली में मकानों की किल्लत कितनी है, इस का अन्दाजा

अब तक नहीं बनाया गया है। अभी तक उस का सर्वे ही हो रहा है। म्युनिसिपल कमेटी या कार्पोरेशन की बात छोड़ दीजिये। मैं ने एक अनस्टार्ड क्वेस्चन पूछा कि यहां पर सैंट्रल गवर्नमेंट के कितने मकानात हैं, तो उस के जवाब में भी यही कहा गया कि मालूमात हासिल की जा रही है और वे सदन के सामने रखी जायेंगी। तीन महीने हो चुके हैं, लेकिन अभी तक वह मालूमात नहीं आई है। यहां पर मकानों की बहुत बड़ी किल्लत है, इसका अन्दाजा तो लग चुका है और इसकी ज्यादा जिम्मेदारी गवर्नमेंट के ऊपर है। दिल्ली में जो गवर्नमेंट सरवेंट्स हैं, उन के कुछ फिगर्ज इस तरह हैं—क्लास १ : २७०७, क्लास २ : १२,८५७, क्लास ३ : ४६,९०५ और क्लास ४ : २७,३३८, अर्थात् कुल मिला कर वे ८९,८०७ होते हैं। डिफेन्स सर्विसिज के लोग भी यहां रहते हैं। मुझे यह मालूमात हासिल है कि जब तक गवर्नमेंट सरवेंट दस साल की सर्विस पूरी नहीं कर लेता है, तब तक गवर्नमेंट उस को मकान नहीं दे सकती है। गवर्नमेंट सरवेंट्स से यह इच्छा की जाती है कि वे अपने वेतन का दस परसेंट किराये के रूप में दें। जिन लोगों को मकान नहीं दिया जाता है, उन को गवर्नमेंट से कुछ एलाउंस मिलता है, लेकिन यह एलाउंस लेने के बाद भी ऐसे लोगों के लिए प्राईवेट मकान-मालिकों के मकान लेना बहुत मुश्किल होता है। माननीय सदस्या, श्रीमती सुभद्रा जोशी ने कहा कि इस बिल की शक्ल जो पहले थी, उस से बदल गई है। लेकिन मैं कहना चाहता हूं कि उस की शक्ल पहले से भी ज्यादा बदसूरत हो गई है, क्योंकि जो मकान बनाने वाले प्राईवेट लोग हैं, उन को रेन्ट हालीडे दी जाती है। क्या गारण्टी है गवर्नमेंट के पास कि ये मकान बनने वाले हैं? कहा गया है कि नये पांच सालों में कुछ मकान बने हैं। मैं यह मानने के लिए तैयार हूं कि कुछ मकान बने हैं, लेकिन कितने बने हैं? गवर्नमेंट ने इस के लिए जो पैसा रखा है, उस को इस्तेमाल करने के बाद १९५४-५५ से आज तक इंडस्ट्रियल हाउसिंग में १४१४ मकान और जो इकनामिक हाउसिंग में ११०५ मकान वाली कुल ३३३९ मकान बनाये गये हैं। मैंने अन्दाजा लगाया है कि यहां की आबादी २० लाख से भी ज्यादा है। गवर्नमेंट की फिगर है कि यहां की आबादी १८ लाख है लेकिन मैं समझता हूं कि वह १८ लाख नहीं २० लाख से भी ज्यादा है। यहां फैमिली यूनिट ४.७२ बताया गया है। इस हिसाब से अंदाजा लगाया जा सकता है कि कितने मकानों की हमको आवश्यकता है। इस हिसाब से करीब करीब साढ़े चार लाख मकान हमको रेसिडेंस के लिये चाहियें। साथ ही साथ सोसाइटी की जो जरूरतें होती हैं, उनको भी हमें पूरा करना है और उसका भी अंदाजा आपको लगाना चाहिये।

अब मैं स्लम एरियाज के बारे में कुछ कहना चाहता हूं। कहा गया है कि पुरानी दिल्ली में ९० परसेंट स्लम एरियाज हैं। कुल कितने स्लम एरियाज हैं इसका अंदाजा हम को नहीं है और इनकी पूरी फिगर्स हमारे पास नहीं हैं। अभी चौ० ब्रह्म प्रकाश जी ने कहा है कि इनकी तादाद शायद ५०,००० है। लेकिन अभी जो स्टेटिसटिक्स छपे हैं उनमें बताया गया है कि ३०,००० स्लम्स हैं और इन ३०,००० में से कोई २०,००० लोग हरिजन हैं। मैं इनको हरिजन कहना पसन्द नहीं करता और मैं इनको पिछड़े हुए लोग कहना ज्यादा पसन्द करूंगा। अगर हम इस अंदाजे के आधार पर चलें कि २० परसेंट लोग स्लम्स में रहते हैं तो हमें पता चलेगा कि दिल्ली में करीब-करीब पांच लाख लोग स्लम्स में रहते हैं। यही हाल अहमदाबाद का है। इनके बारे में आपको सोचना होगा।

मैं रेंट हालिडे के बारे में कह रहा था। आप हालिडे इन किरायों के बारे में मकान मालिकों को देने जा रहे हैं। ये लोग बड़े-बड़े आदमियों के लिए ही मकान बनावेंगे, छोटों के लिए नहीं। आप देखें कि किस आमदनी वाले कितने लोग दिल्ली में रहते हैं। जो सबसे

[श्री आचार्य]

से कम जिन की आमदनी है ऐसे लोग ५० फीसदी हैं। ३०० रुपये तक जिन की आमदनी है वे ४० फीसदी हैं और ३०० से ज्यादा जिन की आमदनी है वे केवल १० फीसदी हैं। अब ये लोग जो मकान बनायेंगे वे सिर्फ १० परसेंट लोगों के लिए ही बनायेंगे।

आज हम यह भी देखते हैं कि हम गवर्नमेंट सर्वेंट्स को मकान नहीं दे पा रहे हैं। गवर्नमेंट भी उन सब को मकान नहीं दे पा रही है। इन गवर्नमेंट सर्वेंट्स से भी मकान मालिक ज्यादा पैसा लेने वाले है या नही इसका भी आपको अंदाजा होना चाहिये था। हम गवर्नमेंट सर्वेंट्स को ज्यादा पैसा भी नही दे रहे हैं। हम उनको १० परसेंट से अधिक नही देते हैं। थोड़ा सा एलाउंस ही उनको दे सकते हैं। लेकिन जब फैअुलस रैंट गवर्नमेंट सर्वेंट्स को देना पडगा तो वे उस पैसे को कहां से लायेगा? हमारे यहां मराठी में एक कहावत है "बाप साभु दे भीना आणि आभी उपाशी राहू देईना"। इसका मतलब यह है कि बाप खाने को नही देता है और मां कहती है कि खाली पेट नहीं रह सकता है। अब बेटा क्या करेगा, बेटा कोई दूसरा मार्ग अख्तयार करेगा और दूसरा मार्ग कौन सा हो सकता है. वह चोरी का ही हो सकता है। कहीं ऐसी ही बात यहां तो नहीं होती है। जब गवर्नमेंट सर्वेंट्स को जितना पैसा चाहिये उतना नहीं दे सकते हैं तो वह क्या करेगा, पैसा किराये का तो उसको देना ही पड़ेगा और उसको मकान में रहना ही पड़ेगा। अब वह कहां से पैसा लायेगा? दूसरी ही मार्ग बाकी बच रहता है। मैं समझता हूं कि हालिडे दे करके हम ने इस बिल की सूरत को बिल्कुल ही बदसूरत कर दिया है।

दूसरी बात यहां पर यह कही गई है कि मकानों की बड़ी कमी है। कितने मकान चाहियें, इसका फिगर मैंने दिया है। इतने मकान नहीं हैं और लोगों को भी मालूम है। रहने के लिये मकान तो चाहिये ही और यह आदमी की पांच जरूरियात जिन्दगी में से एक है। एक तो उसको खाने के लिए अन्न चाहिये, दूसरे उसको पहनने के कपड़ा चाहिये, तीसरे उसको रहने के लिए मकान चाहिए, चौथे उसको बच्चों को तालीम देने के लिए पैसा चाहिए और पांचवें उसके लिए दवा दारू का इंतिजाम चाहिये। उसके रहने का बन्दोबस्त अगर गवर्नमेंट नहीं कर सकती है, तो इनकम ग्रुप के लिए गवर्नमेंट मकान नहीं बनवा सकती है तो क्या कारण है कि वह रेंट हालिडे देने जा रही है। यह भी देखने में आया है कि गवर्नमेंट जब लैंड अपनी तरफ से बेचती है तो काफी दाम बढ़ा कर बेचती है। गवर्नमेंट भी बड़े लोगों के लिए मकान बनवाती है। अगर वह बडे लोगों के लिए ही मकान बनवाती है तो छोटे लोगों का क्या बनेगा?

यहां पर कहा गया है कि मास्टर प्लान बनाया जा रहा है, इंटेरिम जनरल प्लान बनाया जा रहा है। यह भी कहा गया है कि तहकीकात हो रही है। मैं नहीं कहता कि तहकीकात नही हो रही है। लेकिन मैं इतना जरूर कहना चाहता हूं कि जब तक काफी हाउसिस दिल्ली मे नही बन जाते तब तक आपको सब-लैटिंग को दिल्ली में गैर-कानूनी किसी भी सूरत में करार नही देना चाहिये।

आपने कहा है कि सब-टैनेंसी के लिए रिटन कंसेंट होनी चाहिये। मैं समझता हूं कि यह चीज बिल्कुल नामुम्किन है, यह बात नहीं हो सकती है। जब तक आप मकानों की समस्या हल नहीं कर लेते हैं तब तक यह सब-लैटिंग की बात को गैर कानूनी करार देना उचित नही होगा। रिटन कंसेंट हो या न हो, इस चीज को आपको कानूनी करार देना चाहिये। मैं चाहता हूं कि यह चीज इस बिल में जरूर होनी चाहिये।

मैंने सुना है और मैंने डाइजस्ट आफ इंडिया में भी पढ़ा है कि दिल्ली के आसपास जो रिफ्यूजीज हैं उनके लिए गवर्नमेंट कुछ सोचने

आ रही है और लैबर पास के पास एक जगह ले भी गई है, एक बड़ा प्लाट ले लिया गया है और वहां पर हर एक कुनबे को, हर एक फैमिली को १८ : १६ फुट जगह दी जाएगी। इतनी तंग जगह में कौन रह सकता है। मियां और बीवी और उनके बच्चे इस जगह रहेंगे और एक साथ कमरे में ये सब रहेंगे। आप जानते ही है कि जिन्दगी में मिया बीवी को कोई दूसरा ऐश करने का मौका नहीं रहता है और जब घर ही एक जगह रह जाती है तो आप जानते ही हैं कि मल्टिप्लिकेशन शुरू होता है। अब इस तरह की जगह पर उनको रहना पड़ेगा। मैं चाहता हूं कि अब वे उन में रहें लेकिन आहिस्ता आहिस्ता—जब तक हाउसिंग प्राबलैम हल नही हो जाता—इन लोगों को आपको अच्छी जगह पर बसाना होगा और इनकी तरफ ध्यान देना होगा।

जो स्लम एरियाज डिकलेयर हुए हैं उनमें कुछ ऐसे मकान भी है जो बहुत अच्छे है। इन स्लम एरियाज में अगर आप इन अच्छे मकानों पर इस बिल को लागू नही करेंगे तो मै समझता हूं मुश्किलात पैदा होंगी और उन लोगों को रेंट बढ़ाने का बहाना मिलेगा। आपने करौल बाग मे स्लम एरियाज जाहिर किये हैं। यहा पर जितने भी मकान हैं उनको आप स्लम्स में गिनेंगे। यहा पर जो लाल लाल और पचास पचास हजार के मकान है उन्हें भी आपने स्लम में डाला है। इससे बहुत ज्यादा घोखा होने वाला है। इसलिये मैं कहना चाहता हूं कि अगर सही सूरत को जान कर फिर बिल ड्राफ्ट किया जाता तो वह यह चांद का सा होता। हो सकता है इसमें थोड़े से काले दाग रह जाते लेकिन चांद की सी सूरत इसकी अवश्य निकलती। आज इसकी वह सूरत नही है। मै समझता हूं कि हमारे होम मिनिस्टर साहब अगर सही हालत का अंदाजा लगाते और अच्छा बिल बनाते तो मकानों की समस्या हल हो सकती थी। ज्यादा मकान बनें इसके लिए मैं एक दो कंक्रीट प्रोपोजल्स आपके सामने रखना चाहता हूं।

पहली बात तो यह है कि जो रेंट हालिडे दी गई है उसको छोड़ देना चाहिये, वह नही दी जानी चाहिये, उसको बिल्कुल गैर कानूनी करार दिया जाना चाहिये। ज्यादा से ज्यादा मकान बनें इसके लिये हमें हाउसिंग सोसाइटीज को ज्यादा से ज्यादा बढ़ावा देना पड़ेगा। साथ ही साथ मैं यह भी चाहूंगा कि गवर्नमेंट स्वयं लैंड एक्वायर करके उसे नो-प्राफिट नो-लास बेसिस पर बेचे और साथ ही साथ गवर्नमेंट यह भी देखे कि कोई भी कोआपरेटिव सोसाइटी या गवर्नमेंट खुद किसी ऐसे आदमी को जमीन न दे जिसके पास दिल्ली में खुद का मकान है। अगर ये स्टेप्स लिये गये तभी यह मसला हल हो सकता है अन्यथा नहीं।

सब टैनेंसीज का भी हमें पता लगाना होगा। गवर्नमेंट सर्वेंट्स के लिये कितने मकानों की आवश्यकता है, इसका भी अन्दाजा होना चाहिये। कितने गवर्नमेंट सर्वेंट्स सब टैनेंट्स के तौर पर रहते हैं, इसका भी पता हमें होना चाहिये। इन सब चीजों का तथा दूसरी चीजों का जब पता चल जाये तभी मालूम हो सकता है कि कितने मकानों की हमें आवश्यकता है।

चूंकि वक्त खत्म हो गया है, इस वास्ते मैं अपना भाषण समाप्त करता हूं और आशा करता हू कि आप क्लाज बाई क्लाज डिसकशन पर मुझे अपनी एमेंडमेंट मूव करने का और उन पर बोलने का मौका देंगे।

Shri Heda: I will take only one small point, and therefore I hope I will be the first speaker to finish within time.

In our anxiety to protect the tenants we have forgotten that all tenants do not form any particular or common economic interest. There are tenants who certainly need all protection, rather more protection than we have given them, but I refer to a category which never sought this type

[Shri Heda]

of protection. I refer to tenants who hire flats or bungalows at a rent of more than Rs. 1,000 per month. They also stand to benefit under this Bill.

Generally, between a house owner and a tenant, the house owner is a richer man and the tenant a poorer person. But in this category it is often found that the tenant is richer. At least, both are very rich, there is no doubt. What this kind of tenant wants is a decent house with all modern facilities like cooling and heating, good parking place, a small lawn and all that. They do not want reduction of the rent, but they are for the amenities.

This category consists of two or three types. The first type of people are the foreigners who are in the foreign embassies. They come here and hire flats for Rs 1,000 or Rs. 1,500 or in some cases for Rs. 2,000 per month. Comparing the rental values in their own countries, they think it is damn cheap and they cannot imagine that they can get such decent houses with all modern facilities at such rent, and they are quite happy. They do not at all complain, but they also would get advantage under this Bill, of a reduction of 20 to 25 per cent of the rental value. Whether they desire it or not, sooner or later the law will have to come into operation and they will get this advantage. Take the house-owner who is our national, who is getting this higher rent. Without exception these house-owners are liable to income-tax, and in many cases they were paying anything between 25 to 50 per cent. of their income as income-tax. So, if we give the benefit of a reduction of 25 per cent. in the rent to the tenant, half of it will be our loss as income-tax. I do not think this aspect was ever thought of by the Government.

The second type consists of those who earn well or who have got some industries and who are in business. They do not bother to construct their own houses, all the same they want to live well. As one Member has already suggested there are areas like Golf Links, Sunder Nagar, Jor Bagh, Diplomatic Enclave etc., where these people live. This kind of tenant will also be benefited, and he also pays income-tax, but I do not think the advantage will be equal to the loss in income-tax that we will have in the case of the house-owner because of loss in his revenue.

The third type consists of people who represent big private firms and industrial concerns. The benefit of the reduction in the rent will in this case go to the limited companies. Limited companies invariably pay lower income-tax than individuals and therefore in this case also we will be the losers.

My point is that without caring to know whether this type of tenant wanted any protection or not, on a vague conception of equity we have given protection to a category which did not in fact want it. I may tell you that this category feels in its heart of hearts that because of this protection the future construction of this type of houses may be discouraged, or it may be deprived of the modern amenities that it is getting now because of lower rent.

I will not bother you with figures, but I have calculated, taking two or three different examples, our loss in super tax, income-tax or surcharge, by giving this advantage to such tenants. So far as the foreigners are concerned, the loss is total. Therefore, my view is that nobody who pays more than Rs. 500 a month as rent, and no premises or part of premises which are separately rented whose value is more than Rs. 75,000 to Rs. 1 lakh, should come under the purview of this Bill. If that is done, the law of demand and supply will take care of itself. If the rent is very high, these tenants are capable of constructing their own houses and they will do so. If the rents are not very high, they will be happy to pay

the rents that they are paying. We have given protection to them without their asking for it and in the process it is the income-tax department which is the loser. This was the only small point that I wanted to make.

Mr. Deputy-Speaker: I also should thank the hon. Member. Now, Shri Braj Raj Singh. If he also would contain himself within ten minutes, it would be good.

Shri C. D. Pande (Naini Tal): He will also earn your thanks.

श्री ब्रजराज सिंह : उपाध्यक्ष महोदय, आप के आदेशानुसार मैं बहुत ही संक्षेप में दो तीन बातें कहूंगा।

किरायेदारों की समस्या इतनी गम्भीर और विकट है कि इस सम्बन्ध में सदन में काफी चर्चा हो चुकी है। मैं इस सम्बन्ध में कुछ सुझाव देना चाहूंगा सरकार को। हमारे समाजवादी ढंग के समाज का जो उद्देश्य है उसके लिये जहां हम किरायेदारों को कुछ और सुविधायें देने की बात सोच रहे हैं, इस विधेयक में, वहां एक बात की तरफ सरकार का ध्यान बिल्कुल नहीं गया है, और वह चीज यह है कि जब मुकदमेबाजी चलती है तो हालांकि छोटे छोटे किरायेदारों के पक्ष में कानून होता है, लेकिन वह इस लिये थक जाते हैं कि अदालत का खर्चा बर्दाश्त नहीं कर सकते। इसलिये मैं चाहूंगा कि सरकार कुछ ऐसी व्यवस्था करे कि इस किस्म के किरायेदारों को सरकार की तरफ से कानूनी सहायता दी जाय। जिस तरह से कि और व्यवस्थायें की जा रही हैं, उसी तरह से सरकार की तरफ से यह व्यवस्था होनी चाहिये। कुछ वकील लोग हों जो सिर्फ छोटे किरायेदारों को, एक खास किस्म के किरायेदार जो हैं, मध्यम वर्ग के या छोटे क्लास के, उनके रास्ते में जो कानूनी दिक्कतें आयें, उनके लिये वह सलाह मशविरा दिया करें। उन के ऊपर अगर कोई मकान मालिक मुकदमा चलाये, जो कि पैसे वाला हो, तो सरकार की तरफ से वकील होने चाहियें जो कि उस को मदद करें। मैं समझता हूं कि सरकार को इस बारे में गम्भीरतापूर्वक विचार करना चाहिये कि आज किरायेदारों को जो बहुत सी दिक्कतें होती हैं उनको कैसे दूर किया जाय। कभी कभी कानून उन के पक्ष में होता है, लेकिन अदालत वाले उन को थका डालते हैं और उनकी कोई सुनवाई नहीं हो पाती है। उन लोगों को इस तरह से कुछ सहायता मिल जायेगी।

सदन में कुछ चर्चा की गई है रेंट हालिडे की। किराये से छुट्टी की। मैं समझता हूं कि मेरे माननीय मित्र श्री हेडा ने जो सुझाव दिया है, बहुत बड़े बड़े मकानों के बारे में, जिनके किराये हजारों रुपये माहवार आते हैं, उन के लिये सरकार चाहे जो कुछ सोचे, उसमें आम जनता के लिये कोई फर्क नहीं पड़ता है। मगर जहां तक मध्यम वर्ग या निचले वर्ग के लोगों का सवाल है, अगर उनके लिये पांच साल की छुट्टी दे दी गई किरायों में, यानी मकान मालिक चाहे जितना वसूल कर सकता है, तो अच्छा नहीं होगा। इसलिये मकानों के किराये से छुट्टी वाली बात जो है वह कम से कम छोटे मकानों के लिये तो कभी भी लागू नहीं की जानी चाहिये और इसलिये मैं इसका सख्त विरोध करता हूं। इस तरह की कोई रेंट हालिडे मध्यम वर्ग तथा छोटे वर्ग के मकानों के लिये नहीं होना चाहिये। असल में हमें यह सोचना चाहिये कि मकानों की असल समस्या क्या है। मकानों के किराये से छुट्टी देने से क्या हम समस्या हल कर सकते हैं? कुछ जानकार लोगों का कहना है कि ३० हजार प्रति माह के हिसाब से दिल्ली की आबादी बढ़ रही है। अगर हम इस कथन को सही मान लें तो ३ लाख, ६० हजार आदमी प्रतिवर्ष के हिसाब से दिल्ली की आबादी बढ़ रही है।

श्री स्वामी (देहरादून) : इतनी नहीं बढ़ सकती। रेट आफ वर्थ इतना नहीं है।

श्री हजारा सिंह : सरकार के पास भी तो आंकड़े है। इसमें वर्थ का कोई सवाल नही है, यह केन्द्र है, देश की राजधानी है। इसलिये देश के हर भाग से लोग यहा आना चाहते हैं। यदि आप यहां के आकडों को देखें तो आप को पता लगेगा कि किस तरह से यहां की आबादी बढ रही है। बहरहाल मै नहीं कहता कि आबादी यहां ३० हजार प्रति माह के हिसाब से बढ रही है। सरकार अपने आकडो से इसका पता लगा लें। लेकिन आबादी बढ रही है इसमें निश्चित है। लेकिन यह आबादी इस हिसाब से बढ रही है जिस हिसाब से नही बढ़नी चाहियें। इसलिये हम को इस समस्या का कोई समाधान सोचना पडेगा। इस तरह के सुझाव यहा रखने होगे जिससे कि इस बढती हुई आबादी के लिये मकानो का निर्माण हो सके। इसके लिये बहुत जरूरी है कि दिल्ली में जो जमीन की कीमत है, उस पर सरकार का कुछ नियन्त्रण हो। जो जमीन की कीमत आज १०० रु० से लेकर २०० रु० तक है, वह ठीक हो जाय। अगर इस तरफ ध्यान नही दिया जाता है, तो इस रेंट हालिडे जैसी चीज से नये मकानो के निर्माण के सम्बन्ध में कोई काम बनने वाला नही है।

सोचना यह चाहिए कि मकान ज्यादा किस तरह बने। उसके लिए जहा कि जमीन की कीमत पर एक तरह से कट्रोल करने की जरूरत है उसी तरह जमीन के अलावा और दूसरा मकान बनाने का सामान है उस पर भी कंट्रोल करने की जरूरत है। इसके अतिरिक्त जो सहकारी संस्थाएं मकान बनाने के लिए बनें, छोटे मकान बनाने के लिए जो छोटी आमदनी वाले लोग है, उनको सरकार की तरफ से मदद दी जाय। मैं समझता हू कि इस ओर जितना ध्यान दिया जाना चाहिए था उतना ध्यान नही दिया जा रहा है। कही कही तो ऐसा हो रहा है कि उनको हतोत्साहित किया जाता है निरुत्साहित किया जाता है और छोटी आमदनी वाले लोग जो कम छोटे किस्म के मकान बनाना चाहते है उनको वह इंसेंटिव और प्रोत्साहन नहीं मिलता है जिसकी कि उनको जरूरत है।

मेरी समझ में रेंट होलिडे इस समस्या का सही समाधान नही है। हम मकान बनाने के लिए जमीन की और दूसरी जो मकान निर्माण सम्बन्धी चीजे है जिनसे कि मकान का निर्माण होता है, उनके बारे में एक सही नीति अख्त्यार करे और उनकी कीमत घटाने की कोशिश करें। मै समझता हूं कि सरकार के द्वारा इस तरफ ध्यान नही दिया जा रहा है। रेंट होलिडे से मेरी समझ में कोई फायदा नही होगा।

जब गांवो और देहातों के लिए यह आप सोच सकते है कि वहा पर जमीन की एक सीलिंग हो, भूमि की एक अधिकतम सीमा निर्धारित की जाय तो शहर के बारे में भी इस तरह की व्यवस्था क्यो नही सोची जाती है? शहरो में कुछ ऐसे लोग है, कम से कम दो, तीन के बारे में तो बताया गया है कि उनकी अकेले मकानो के किराये से होने वाली आमदनी २० हजार से लेकर २५ हजार रुपये सालवार तक है। हो सकता है कि वह तमाम आमदनी एक आदमी के नाम में न हो, उसको उन्होने लडको के नाम कर दिया हो, बीवी के नाम कर दिया हो और इनकम टैक्स को कम करने की वजह से इस तरीके से बाट दिया हो लेकिन है दरअसल में वह एक की ही आमदनी और यह जायदाद उन्होंने सन् १८५७ में जबकि भारतीय स्वाधीनता का प्रथम संग्राम हुआ था और उसमें जो उन्होंने भारतीयों के खिलाफ विदेशी गवर्नमेंट की सहायता की थी उसके एवज में विदेशी शासकों द्वारा उनको वह जायदाद मिली थी और वह तब से उनके खानदानो में चली आ रही है। अब ऐसे लोगों को हम कुछ सहूलियत देकर उनसे यह उम्मीद करें कि वह मकानों का नवनिर्माण करेंगे, ऐसी आशा करना दुराशा

आज ही होगी । वे कोई नया निर्माण करने वाले नहीं हैं क्योंकि उन्हें यह खतरा है कि उनके पास जो मकान हैं वे उनके हाथ से जाने वाले हैं । मैं चाहता हूं कि आज दिल्ली में जो इस तरीके की कुछ एक मोनोपोलिस्टक टेंडेंसी बढ़ रही है, एकाधिपत्यवाद चल रहा है मकानों के बारे में उधर भी सरकार का ध्यान जाय लेकिन मैं समझता हूं कि आज सरकार का ध्यान उधर नहीं जा रहा है . . . .

श्री त्यागी : क्या आप ३०० रुपये की सीलिंग मकानों के बारे में मंजूर करेंगे ?

श्री ब्रजराज सिंह : मैं तो तैयार हो जाऊंगा लेकिन उससे क्या बनेगा । यह तो सरकार के देखने की चीज है । सरकार तो मेरी समझ मे २०, २५ हजार रुपये तक की मकानों से होने वाली आमदनी पर सीलिंग लगाने के वास्ते तैयार नही मालूम पडती । इसलिए जहा तक मकानों से होने वाली आमदनी पर सीलिंग लगाने की बात है, यह तो सरकार के सोचने की बात है । हम उसके लिये तैयार भी हो जाय लेकिन सरकार तैयार नहीं होती है ।

जहां तक सबलैटिंग का सवाल है उसके लिए मेरा यह कहना है कि सरकार का ध्यान उस ओर भी उतना नही गया है जितना कि जाना चाहिए था । जब तक सबलैटिंग को हम, जितनी कि आज तक वह है, क़ानूनी क़रार नहीं देते है . . . . . .

श्री कमल प्रभाकर : आपने ध्यान से देखा नही । उसको क़ानूनी क़रार दे दिया है ।

श्री ब्रजराज सिंह : अगर ऐसा नहीं किया जाता तो हजारों लोगों को हमे आकर सड़कों पर छोड़ देना पड़ेगा ।

सबलैटिंग के साथ ही साथ एक और समस्या है जिस पर कि अभी कुछ दिन पहले यहां पार्लियामेंट के अन्दर बहस हुई थी और वह अस्थाई झोंपड़ी में बसने वाले मजदूर पेशा लोगों के निवास की समस्या है । उन्होंने प्रदर्शन किया और सुना जाता है कि उन्होंने कुछ मूर्तिया या फोटू भी जलाये और कहा जाता है कि उन्होंने माननीय गृह मन्त्री का फोटू जलाया । किसी का भी फोटू जलाना ग़लत चीज है भले ही उससे कितनी ही दुश्मनी क्यो न हो और इस तरह से यह फ़ोटू नही जलाने चाहियें थे । लेकिन यह जो कुछ हुआ इसके पीछे वह निराशा और तीव्र असन्तोष की भावना काम कर रही थी जो कि उनके दिलो मे थी और वह इसलिये क्योकि उनकी रिहायश की समस्या की ओर उचित ध्यान नही दिया जा रहा है और उनके रहने के लिए सरकार द्वारा कोई समुचित व्यवस्था नही हो पाई है । कहा जाता है कि ऐसे लोग जो कि इन झोपडों में रह रहे हैं उनकी सख्या कोई ३० हजार के लगभग है और उनके लिए हमें मकानो की व्यवस्था करनी है । इसलिए असल समस्या की ओर हमे ध्यान देना होगा और जब तक उधर हमारा ध्यान नही जायेगा तब तक मैं समझता हू कि यह समस्या मकानो की हल होने वाली नही है । यह मेरा निश्चित मत है कि रेंट होलिडे से यह समस्या हल होने वाली नही है और कम से कम लो इनकम ग्रुप के आदमियो, छोटे और मध्यम वर्ग के आदमियो के लिए तो मकान बनेंगे ही नही । इसलिये मैं सरकार से निवेदन करना चाहूगा कि वह इन मकानो की समस्या की ओर तुरन्त ध्यान दे, सहकारी सस्थाओ को मदद दें, छोटी आमदनी वाले जो लोग है उनके लिए जमीन की व्यवस्था करे, कर्ज देने की व्यवस्था करे और इमारती सामान को मुनासिब क़ीमत पर देने की व्यवस्था करे । यदि सम्भव हो सके तो कानूनी तरीक़े से कोई एक स्टेचुटरी हाउसिंग कारपोरेशन बनाये और उसके जरिए मकानो का निर्माण कार्य शुरू करे तभी हम इस दिल्ली के मकानो की समस्या को हल कर सकेंगे वरना जिस गति से दिल्ली की आबादी बढ़ रही है उस गति पर कन्ट्रा पाने के लिये यह क़ानून कारगर सिद्ध नहीं

[श्री बजराज सिंह]

होगा । यह सोचना कि दिल्ली की आबादी बढ़नी रुक जायगी, यह दुराशामात्र ही होगा क्योंकि दिल्ली हमारे पूरे देश की राजधानी है और इस नाते बहुत से लोगों को यहां पर बहुत के कामों के लिए आना पड़ता है और चूंकि यहां पर उनके बहुत से काम बनते हैं इसलिए लोगों को यहां पर रहने का लालच होता है और इसलिये यह बहुत जरूरी हो जाता है कि गृह निर्माण सहकारी संस्थाओं और कम आय वाले और मध्यम दर्जे के लोगों को जमीन दिलाने की व्यवस्था की जाय ताकि हजारों की तादाद में दिल्ली में नये मकान बन सकें और जब तक यह नहीं किया जाता तब तक यह समस्या हल होने वाली नहीं है ।

श्री च० छ० नायर (बाह्य दिल्ली) : उपाध्यक्ष महोदय, मुझे जो दिल्ली रेंट कंट्रोल बिल पर बोलने का अवसर दिया गया है उस के लिये मैं बहुत शुक्रगुजार हूं क्योंकि मैं एक ही आदमी दिल्ली का बिना बोले रह गया था ।

मैं इस मौके पर सिर्फ दो, तीन ही चीजों पर अपने विचार प्रकट करूंगा । सब से पहली चीज तो कंट्रोलर की है और उस के लिये मेरा कहना है कि कंट्रोलर का एपायन्टमेंट जहां तक हो सके जुडिशियल आफिसर्स में से होना चाहिये क्योंकि कंट्रोलर का बहुत एम्पार्टेंट आफिस है और वह ऐबव बोर्ड होना चाहिये और इसलिये मैं चाहता हूं कि वह एक जुडिशियल आफिसर हो । कंट्रोलर की एथारिटी शायद दिल्ली के हर आदमी के ऊपर होने वाली है और इस से ज्यादा एम्पार्टेंट आफिसर शायद दिल्ली में और कहीं नहीं होगा क्योंकि यह हर एक किरायेदार और हर एक मकान मालिक से ताल्लुक रखने वाला होगा और इसलिये वह अफसर हमेशा ऐसा आदमी होना चाहिये जिस की कि निष्पक्षता पर सब को पूर्ण विश्वास हो और होगा ही, ऐसी हम उम्मीद रखते हैं और इसलिये मैं चाहता हूं कि यह कंट्रोलर जुडिशियल साइड से और जुडिशियल डिपार्टमेंट से हो और अगर ऐसा हो तो वह पब्लिक का और भी ज्यादा विश्वासपात्र बन सकता है ।

दूसरी चीज मुझे यह कहनी है कि सैक्शन ३ जिस के कि अन्दर गवर्नमेंट प्रीमिसेज को इस कानून से बाहर रक्खा गया है, मैं उस के खिलाफ हूं क्योंकि यह सैलेक्ट कमेटी में पास हो चुका है लेकिन वहां पर भी मैं ने उस का विरोध किया था क्योंकि दिल्ली जैसी जगह में जहां सब से ज्यादा और बड़ा मकान मालिक गवर्नमेंट है और उस की मकान मिल्कियत रोज बरोज बढ़ती ही जा रही है । अभी गवर्नमेंट की ओर से कोई दो महीने पहले ३ हजार एकड़ जमीन ऐक्वायर की गई है, और शायद दो, तीन महीने के अन्दर फिर १ हजार या २ हजार एकड़ जमीन ऐक्वीजीशन होने वाली है । इस का मतलब यह हुआ कि बहुत हद तक तमाम जमीन की मालिक यह गवर्नमेंट बनने वाली है और प्राइवेट लोगों को कोई गुंजाइश नहीं रहेगी और अगर गुंजाइश रही भी तो वह केवल बड़े बड़े सरमायेदारों को रहेगी । इसलिये मैं चाहता हूं कि कम से कम गवर्नमेंट की तरफ से जो मकान किराये पर उठें और खास कर ऐक्वीजीशन और रिक्वीजीशन के बाद गवर्नमेंट की तरफ से जो रिलेट करते हैं, उन पर ज्यादा किराये न लगाये जायें । कई मिसालें यहां दी गईं जिन में यह बतलाया गया कि जितना किराया किरायेदारों से मकान-मालिकों को मिलता है, गवर्नमेंट उस से कई गुना किरायेदारों से वसूल करती है और यह हमारे लिये बड़े शर्म की बात है । इस के लिये यह दलील देना कि चूंकि गवर्नमेंट यह करती है इसलिये यह मुनाफाखोरी नहीं है, यह गलत चीज है क्योंकि हम चाहते हैं कि गवर्नमेंट एक आदर्श एम्प्लायर रहे जैसे ही एक आदर्श मकान मालिक भी रहे । आजकल

चितने भी सरकारी कर्मचारी हैं, उन सब की ऐम्प्लायर गवर्नमेंट है और उन के साथ अच्छा और ठीक व्यवहार होना चाहिये जैसाकि होता है। मैं समझता हूं कि जब हम यह दिल्ली रेंट कंट्रोल ऐक्ट बना रहे हैं तो गवर्नमेंट को भी जो कि एक लैंडलार्ड है उस को प्राइवेट मकान मालिकों के सामने एक आदर्श उपस्थित करना चाहिये और गवर्नमेंट जब एक आदर्श लैंडलार्ड के रूप में सामने आयेगी तभी हमारी मोरेल प्रेस्टिज भी बढ़ सकती है और मैं नही समझता कि उस को अलग रखने से गवर्नमेंट कितना पैसा कमा सकती है। गवर्नमेंट को यह हक है कि वह जिस जमीन और मकान को चाहे उस को ऐक्वायर कर सकती है और रिक्वीजीशन कर सकती है। उस हक से गवर्नमेंट को तसल्ली हो जानी चाहिये। लेकिन जहां तक रेंट कंट्रोल का ताल्लुक है गवर्नमेंट की इमारतें भी इस के मातहत रहनी चाहिये। मैं इस का सख्त पक्षपाती हूं और गवर्नमेंट की इमारतों को इस कानून से एंग्सेम्प्शन (exemption) देने का मैं कोई कारण नहीं देखता।

तीसरी बात मुझे रेट हालिडे के बारे में कहनी है। सचमुच हम उस के सख्त खिलाफ हैं। मैं समझता हूं कि सदन के बहुत से लोग इसी राय के होंगे सिवाय एक दो सरमायेदारो के। हम इस के नतीजे जानते हैं और हम ने अपनी आंखों के सामने देखा है कि पिछले आठ दस सालों में दिल्ली में जितनी भी बड़ी बड़ी कालोनीज बनी हैं सब लखपतियो और करोड़पतियों की ही बनी है। असेम्बली रोड पर आप देखें जितने भी मकान बने हैं वे ५ लाख से ले कर बीस पच्चीस लाख तक के हैं। और यह मकान ज्यादातर किरायेदारों से पहले से पैसा ले कर बनाये गये है। मकान बनने से पहले ही समझौते हो गये और पांच दस साल के लिये किराये तै हो गये और इस तरह से वह रुपया ले कर यह मकान बनाये गये है और हजारों रुपये महीने के किरायों पर चल रहे हैं। यहां पर सौ दो सौ रुपये महीने का तो एक कमरा या एक दुकान भी नहीं मिल सकती। वहां पर बड़े बड़े सरमायेदारों की दुकानें, मकान और कम्पनियां हैं। इसी प्रकार गोलफ लिंक और जोर बाग में जो मकान बनाये जा रहे हैं वे सरमायेदारों के हैं। जैसा कि अभी चौधरी ब्रह्म प्रकाश जी ने कहा, इस जमाने के अन्दर कोई चालीस हजार छोटे और बड़े मकान बनाये गये है, वह सब अनआथोराइज्ड बनाये गये है, कानून के अन्दर नहीं बनाये गये हैं। कानून के अन्दर बनाने वाले सब बड़े बड़े सरमायेदार है। लेकिन गरीब आदमी कहां जाये। इसलिये कुदरती तौर पर मकानों का सबलैटिंग हो रहा है। आज हालत यह है कि एक छोटी सी रसोई के लिये भी लोग पचास रुपया महीना दे कर रहने के लिये तैयार है। जब डिमांड इतनी जबरदस्त हो और गवर्नमेंट की तरफ से कोई इन्तिजाम न हो तो गरीब आदमी क्या करेगे। सब को जहा भी जगह मिल गयी वही पर उन्होंने दो हजार तीन हजार रुपया लगा कर मकान बना लिये। मै तो कहता हूं कि चालीस हजार नहीं बल्कि पिछले चार पाच सालो में एक लाख अनआथोराइज्ड मकान दिल्ली में बने होंगे। और हम इस को किस तरह से रोक सकते है? इस को हम हालिडे दे कर नहीं रोक सकते। रेंट हालिडे दे देने का नतीजा यह होगा कि दिल्ली सरमायेदारो की ही बन जायेगी, गरीबों के लिये यहा कहीं गुंजाइश नहीं रहेगी। लेकिन जब दिल्ली में बहुत से सरमायेदार रहेंगे, और बड़े बड़े दौलतपति और पैसे वाले रहेंगे, तो उन की सेवा के लिये भी गरीबों की जरूरत होगी। मै समझता हू कि यहा कम से कम २५, ३० या ५० हजार तो गरीब फोर्थ क्लास गवर्नमेंट सर्वेंट्स रह रहे है। वे किस तरह से रहेंगे।

एक साहब मेरे पास आये रेलवे के। वह transfer पर यहां आये हैं। उन को २०० रुपया महीना मिलता है। वह कहते थे कि इस को ६० रुपये के कम में

[श्री वी० पी० नायर]

एक कमरा नहीं मिलता, हम किस तरह से अपना गुजारा कर सकते हैं। मैं इस तरह की चीजों पर गवर्नमेंट का ध्यान दिलाना चाहता हूं कि मैं गवर्नमेंट से दरख्वास्त करूंगा कि वह अपनी हाउस बिल्डिंग एक्टिविटी को और तेज करे। गवर्नमेंट हजारों एकड़ जमीन एक्वायर कर रही है। यह बात सही है कि इस में बहुत पैसे की जरूरत होगी। यह करोड़ों अरबों का सवाल है। कहा जाता है कि दिल्ली के स्लम एरियाज में ५० हजार लोग रहते हैं लेकिन मैं कहता हूं कि कम से कम चार लाख आदमी इस वक्त स्लम्स में रह रहे हैं। उन के लिये अच्छे मकान मुहैया करना कोई मामूली चीज नहीं है। इसलिये इस काम के लिये को-आपरेटिव सोसाइटीज को एनकरेज करना चाहिये। बड़े अफसोस की बात है कि गवर्नमेंट इतनी बहुत सारी जमीन एक्वायर कर रही है लेकिन अभी तक उस ने किसी कोआपरेटिव सोसाइटी को न तो जमीन ही दी है और न रुपया ही दिया है। गवर्नमेंट को इस तरफ भी सोचना चाहिये। इस से गवर्नमेंट का खर्चा भी बच जायेगा और मकान भी बन जायेंगे। हम देखते हैं कि कुछ हाउस बिल्डिंग सोसाइटीज बन रही हैं और कुछ कोआपरेटिव सोसाइटीज भी बनी हैं। लेकिन मैं चाहता हूं कि उन के membership पर कंट्रोल होना चाहिये। इन के केवल वही लोग मेम्बर बन सकें जिन के पास रहने के लिये अपना कोई मकान न हो। मैं जानता हूं कि सरमायेदार इन कोआपरेटिव सोसाइटीज को भी अपने कब्जे में कर लेते हैं। और कोआपरेटिव सोसाइटी के नाम से जमीन ले कर फिर वही सरमायेदार हड़प कर जाते हैं। इसलिये मैं कहता हूं कि कोआपरेटिव और दूसरी सोसाइटीज पर भी गवर्नमेंट को कंट्रोल रखना चाहिये कि इन का मेम्बर वही बन सके जिस के पास दिल्ली में रहने के लिये मकान न हो। इसलिये मैं इस बात पर ज्यादा से ज्यादा जोर दूंगा कि कोआपरेटिव और हाउसिंग सोसाइटीज को एनकरेज किया जाये और जल्दी से जल्दी उन के प्लान और ले-आउट्स को पास किया जाये ताकि अनआथोराइज्ड मकान बनना बन्द हो जो कि गवर्नमेंट के लिये बड़े शर्म की चीज है। हम देखते हैं कि हमारी आंखों के सामने गवर्नमेंट के हुक्म के खिलाफ मकान खड़े हो रहे हैं फिर भी हम कुछ नहीं कर सकते। इन को हम किस तरह से रोकें इस पर हमें सोचना चाहिये

15 hrs.

स्लम एरियाज को इस कानून से एक्सेम्प्ट किया हुआ है। मैं इसके पक्ष में नहीं हूं। दिल्ली में स्लम का बहुत बड़ा एरिया है नई आबादी को छोड़ कर बाकी आबादी के दो तिहाई हिस्से में स्लम है। इन में बड़े बड़े मकानात भी हैं जिन में बड़े-बड़े मकान मालिक भी रहते हैं। इन में बहुत से गरीब किरायेदार भी रहते हैं। अगर उन के ऊपर यह कानून लागू न हो तो उन लोगों को बहुत तकलीफ होगी। इसलिये मैं चाहता हूं कि किसी न किसी तरह से स्लम्स में रहने वाले गरीब किरायेदारों को भी इस रेट कंट्रोल बिल से फायदा उठाने का मौका दिया जाना चाहिये।

मैं एक बात और कहना चाहता हूं और वह यह है कि जो आदमी बाकायदा रेट अदा करता हो और अगर उस पर पहले की कोई डिक्री भी हो तो उस की वजह से उस को बेदखल न किया जाये। इन लोगों को बचाने के लिये उन पर यह नया कानून लागू होना चाहिये।

पंडित ठाकुर दास भार्गव जनाब डिप्टी स्पीकर साहब, यह कानून जिस पर हम आज बहस कर रहे हैं यह दिल्ली के तकरीबन २० लाख लोगों पर लागू होता है। ये लोग मुख्तलिफ तबकों के हैं, कोई अमीर है कोई गरीब है और कोई औसत दर्जे का है। कानून जो हम ने बनाया है वह इस तरह का बनाया है कि जो सिर्फ लागू होता है.....

Shri V. P. Nayar: May I make a submission, Sir? The hon. Minister

who is here does not know Hindi and the hon. Member is speaking in Hindi.

The Deputy Minister of Food and Agriculture (Shri A. M. Thomas): I can understand Hindi; I cannot speak like my hon. friend.

Shri V. P. Nayar: Can he take notes?

पंडित ठाकुर दास भार्गव : मेरे लायक दोस्त शायद यह समझते हैं कि उन्होंने जो तकरीरें की है उन के नोट्स लिये गये हैं या जो कोई आयन्दा बोलेगा उस के नोट्स लिये जायेंगे या उन पर कोई गौर किया जायेगा या कोई अमल किया जायेगा। यह ख्याल बिल्कुल गलत है ।

उपाध्यक्ष महोदय : उन्होने कहा कि जो तकरीरें अंग्रेजी में की गयी हैं उन के चाहे नोट न लिय जाये लेकिन जो हिन्दी में की जाती हैं उन के जरुर नोट लिये जायें।

पंडित ठाकुर दास भार्गव : मैं यह बात कहना तो नही चाहता था पर आप ने मुझे प्रोवोक कर दिया है। जिस तरह से हाउस में बिल आते है, जिस तरह से उन पर बहस होती है, जितना वक्त मिलता है, जितना उन पर गौर होता है इस को इस हाउस का हर मेम्बर जानता है। मै भी उन आदमियो में से हूं। जितना वक्त मै ने इस पर खर्च किया है उस का अश्रे अशीर भी मै जनाब के सामने अपनी बात रखने के लिये वक्त नही पा सकूगा और उस का असर आनरेबिल मिनिस्टर साहब पर कितना होगा यह भी मै जानता हूं। मै तो समझता हू कि यह एक कारमल कार्यवाई है कि हम यहां पर अपनी स्पीच कर देते हैं ।

तो मै यह अर्ज कर रहा था कि यहां पर दो मसले ऐसे है जिन को हमें इस कानून की रू से देखना था। एक बात तो यह है, जिस का जिक्र और भी बहुत से मेम्बर साहिबान ने किया है, कि नई दिल्ली में कुछ असें में इस कदर ज्यादा किराये बढ़े है कि जिन लोगों ने मकान बनाये है उन्होंने दो दो तीन तीन साल में अपनी पूरी रकम वसूल कर ली है। तो एक तो यह प्वाइंट था कि नई दिल्ली में बहुत ज्यादा किराये बढ़े हुए हैं। दूसरा प्राब्लम यह था कि १९३९ से नई दिल्ली में जो किराये चले आये है, उन में बहुत थोड़ी बढ़ोत्री हुई है और वह भी बेसिक रेन्ट और ओरिजिनल रेन्ट के बारे में। इस वजह से लैंड ओनर्ज और मालिकान-मकान अपने मकानात को अच्छी तरह से रिपेयर नही रख सकते और उन के साथ बड़ी बेइन्साफी हो रही है। बेहतर होता अगर इस बिल के दो टुकड़े कर दिये जाते—एक ओल्ड दिल्ली के लिये और दूसरा नई दिल्ली के लिये, ताकि हम कुछ इन्साफ कर सकते। मुसीबत यह नजर आती है कि जो १२०० रुपये से ज्यादा लेने वाले है, उन की परसेन्टेज हम ने कुछ बढ़ाई है—दस परसेन्ट या कुछ और बढ़ाई है, लेकिन जो ६०० रुपये से कम लेते हैं, उन की परसेन्टेज मे बढ़ोत्री नही की गई है। इस का मतलब तो यह हुआ कि जिन के पास है, उन को और ज्यादा दिया जायेगा और जिन के पास नही है, उन को पूछा नही जायेगा। पहले भी बिल में लिखा था और सिलेक्ट कमेटी की भी राय है कि स्मालर किरायदारों के लिये यह बिल बनाया जा रहा है। यह एक बड़ी खुशकुन बात थी कि हमारे लैजिस्लेटर्ज और हमारी गवर्नमेंट को गरीबो का ख्याल हो। लेकिन जब मै इस बिल में देखता हूं कि किन को रियायत दी गई है, तो मै समझता हू कि रियायत मुनासिब तौर पर नही दी गई है। यह जो तफरीक की गई है कि जो छोटे मकान में रहता है, वह गरीब है और जो बड़े मकान में रहता है, वह जरूर अमीर है, यह दुरुस्त नही है, कुजा यह दुरुस्त होता कि सारे टेनाट्स गरीब हैं और सारे के सारे मालिकान अमीर हैं। इन की क्लास और कैटेगरीज कहा बनी हुई हैं? मै कितने ही मालिकान को जानता हूं कि जो किरायदारों के मुकाबले में निहायत गरीब हैं। अगर उन की

[पं० ठाकुर दास भार्गव]

क्लास अलग होती, तो कुछ फायदा पहुंचता, वर्ना बात ऐसी है कि कुनबा डूबा क्यों, हिसाब ज्यों का त्यों ? एक तरफ मालिक-मकान इस लिये मारा जाता है कि उस को पूरा किराया नहीं मिलता है और उस के पास अपने मकान वगैरह की मरम्मत के लिये पैसा नहीं होता और दूसरी तरफ उस के साथ आप इस लिये इन्साफ नहीं कर रहे हैं कि वह मालिक-मकान है। मैं अर्ज करना चाहता हूं कि इस बिल में आरबिटरेरी प्राविजन्ज हैं और यह एक अनजस्ट और आरबिटरेरी ला है। मैं यह पूछना चाहता हूं कि किस बिना पर इस बिल की क्लासिफिकेशन की गई है। वे क्लासिफिकेशन्ज ये हैं; जिस ने २ जून, १९४४ से पहले किराया दिया, जिस ने २ जून, १९४४ से बाद किराया दिया, जिस ने १९५१–५५ में मकान बनाया, १९४४ से १९५१ तक कौन मालिक है और कौन किरायेदार है और १९५५ के बाद कौन मालिक है और कौन किरायेदार है, वगैरह वगैरह। मैं पूछना चाहता हूं कि यह वक्त की तमीज क्या जायज चीज है, जिस पर आप सारा कानून बना रहे हैं।

जहां तक रेन्ट का ताल्लुक है, इसमें तीन रेन्ट्स का जिक्र किया गया है—ओरिजिनल रेन्ट, बेसिक रेन्ट और स्टेंडर्ड रेन्ट। किन बेसिस पर ये रेन्ट मुकर्रर किए गए हैं। इस बिल का सारा बैकग्राउंड अनजस्ट और आरबिटरेरी है, किसी मतलब का नहीं है। मुनासिब तो वह तरीका था, जो कि मैंने इस बिल के सिलेक्ट कमेटी को जाते वक्त तजवीज किया था और जिस को आज श्री वी० पी० नायर ने एक क्राइटेरियन के तौर पर रखा है। मैं अर्ज करना चाहता हूं कि यह मामला सिर्फ दिल्ली का नहीं है, यह सारे देश का मामला है। आज गवर्नमेंट की इकानोमिक पालिसीज की वजह से सारे देश में लोग गांवों के शहरों में आ रहे हैं और शहरों की आबादी बढ़ रही है। बहुत से इलाकों और प्रांविंसिज में इस तरह के कानून बने हुए हैं। हम को सारे हिंदुस्तान के लिए एक पालिसी मुकर्रर करनी चाहिए, जो कि रेन्ट पालिसी कही जा सके। चूंकि मकानात थोड़े हैं, इस लिए मैं रेन्ट कंट्रोल के हक में हूं। अगर मकानात काफी होते, तो मैं चाहता कि चूंकि हमने अपने कांस्टीच्यूशन में दफा १९ रखी है, जिस के मुताबिक कोई आदमी प्राइवेट प्रापर्टी रख सकता है, उसको यूज और डिस्पोज आफ कर सकता है, इस लिए रेन्ट कंट्रोल न किया जाये। लेकिन आज हालात ऐसे हैं कि लोगों को आराम से मकान नहीं मिल सकते हैं, गरीब आदमियों को मकान नहीं मिल सकते हैं, इस लिए रेन्ट कंट्रोल करना जरूरी है। लेकिन अगर सारे हिन्दुस्तान के लिए एक बेसिक और आलमगीर उसूल रखा जाता, तो ठीक था और अगर हर एक हिस्से के लिए अलग-अलग प्राविज्ज होंगे, तो यह मुनासिब नहीं होगा। अगर यह भी कहा जाय कि जहां बीस लाख से ज्यादा आबादी है, वहां के लिए एक खास उसूल रखा जाय, तो भी मुझे कोई एतराज नहीं होगा, लेकिन यहां पूअर टेनाट्स को अलग मान कर उन के लिए प्राविजन रखा गया है, लेकिन पूअर लैंडलार्ड्ज के लिए कुछ नहीं किया गया है।

दो तीन बरस पहले मैंने इस हाउस में हाउसिंग पालिसी के बारे में कुछ अर्ज किया, तो मेरे दोस्त श्री अशोक मेहता, जिन की मैं बड़ी इज्जत करता हूं, मुझ से बड़े नाराज हुए और उन होंने कहा कि इस वक्त फाइव यीअर प्लान्ज चल रहे हैं, इस वक्त हाउसिंग का जिक्र करना नादानी की बात है। मैंने उस वक्त यह तस्लीम किया था, क्योंकि मैं जानता हूं कि जिस वक्त तक हमारे खाने पीने का सिलसिला पूरा नहीं होता है उस वक्त तक अच्छे हाउसिंग का जिक्र करना मुनासिब नहीं है। मैं समझता हूं कि आज देश में शायद ही मुश्किल से चार पांच

परसेंट ऐसे लोग होंगे, जो अच्छे मकानों में रहते हों, बल्कि गरीब इलाकों में बास फूस के मकान १०० रुपये में बनते हैं। वहां कच्चे मकान सौ सौ बरस तक चलते हैं और उन्हीं में लोग गुजारा करते हैं। इस के बावजूद आज शहरों में यह डिमांड है कि मोस्ट डिसेन्ट और पक्के मकान हम को चाहियें। अगर गवर्नमेंट के पास रुपया होता तो शायद गवर्नमेंट दरेग न करती कि हर जगह अच्छे मकान बन जायें। परसों या उस से एक दिन पहले किसी साहब ने यहां हाउस में कहा था कि दस हजार करोड़ रुपया सिर्फ बम्बई के हाउसिंग के लिये गवर्नमेंट को चाहिये। हम को मालूम है कि बिड़ला कमेटी ने अपनी रिपोर्ट में कहा था कि कम से कम ८५ करोड़ रुपये दिल्ली के लिये उस वक्त चाहियें थे, जब कि वह रिपोर्ट आई थी। आज तो दिल्ली की आबादी बहुत बढ़ गई है। मैं नहीं जानता कि गवर्नमेंट को किस कद्र रुपया खर्च करना पड़े, अगर वह सारे दिल्ली के लिये हाउसिंग का प्रापर इन्तजाम करे। मैं तो इस बात को प्रैक्टिकली पासिबल नहीं समझता कि गवर्नमेंट सारी चीजों का इन्तजाम एक दम शुरू कर दें। मैं गवर्नमेंट को बिल्कुल जिम्मेदार नहीं ठहराता, क्योंकि गवर्नमेंट के हैंड्ज टू फुल हैं। इसलिये गवर्नमेंट से यह उम्मीद करना कि वह बड़ी भारी रकम खर्च कर के दिल्ली की समस्या हल करे अम्स है, नामुनासिब है।

गवर्नमेंट की अपनी पालिसी दिल्ली की खराब हालत के लिये जिम्मेदार है। जिस वक्त यहां बहुत से रेफ्यूजी आये, जिन के बारे में कहा जाता है कि उन्होंने नाजायज तौर पर कब्जे किये, तब उन्होंने अपने मकान बना लिये। गवर्नमेंट ने क्या किया? इन लोगों के रिहैबिलिटेशन के लिये गवर्नमेंट ने जो मकान बनाये थे, उन पर बहुत थोड़ी रकम लगी थी और सिर्फ शरणार्थियों की वजह से उन की कीमत बढ़ी थी, उन मकानों को गवर्नमेंट ने नीलाम किया और उन की मार्केट वैल्यू वसूल की, हालांकि कमेटी की यह सिफारिश थी कि उन को मकानात नो प्राफिट नो लास के बेसिस पर दिये जायें। हम यह चाहते हैं कि देश में हर एक आदमी का अपना मकान हो, जिस में वह रहे, उस की अपनी दुकान हो, जिस में वह कारोबार करे। हम नहीं चाहते कि किराये का मामला इस कद्र पेचीदगी अख्तियार करे। लेकिन आज तक गवर्नमेंट ने एक केस में भी नो प्राफिट नो लास के बेसिस पर किसी शरणार्थी के मकान को रेगुलराइज नहीं किया। मैं पूछना चाहता हूं कि गवर्नमेंट की यह क्या पालिसी है। क्या गवर्नमेंट यह नहीं चाहती कि लोग अपने मकान में रहें? जो मकान १२००, १३०० रुपये में बने थे, गवर्नमेंट ने उन को नीलाम कर के लोगों से ५,०००—७,००० रुपये वसूल किये। ये छोटे-छोटे मकान ऐसी जगह बने हुए हैं, जहां रात के वक्त कोई आदमी नहीं जाता था, बीस-बीस हजार में चढ़ गये। अब मेरे दोस्त कहते हैं कि उन का कंट्रोल कर दो। जिन गरीबों को आधी कीमत क्लेम्ज की मिली, जिन्होंने ये मकान अपनी औरतों के जेवर वगैरह बेच कर खरीदे और वह भी मार्केट वैल्यू पर, आज आप उन को कहते हैं कि अपने मकानों का पूरा किराया भी वसूल न करो। क्या यह दुरुस्त है? क्या वह जायज है? क्या वे गरीब आदमी नहीं हैं? मैं अर्ज करना चाहता हूं कि किराये का मसला बहुत पेचीदा बन गया है।

जहां तक गवर्नमेंट के अपने मकानात के किराये का ताल्लुक है, उस के बारे में जो कुछ कहा गया है, उस को मैं दोहराना नहीं चाहता हूं कि गवर्नमेंट किस तरह अपने मकानात का किराया वसूल करती है और किस तरह वह एक मकान का किराया १२०० रुपया लेती है, जब कि उस के बराबर के मकान का किराया सिर्फ ९७ रुपये है। गवर्नमेंट सर्वेंट से दस परसेंट किराया लिया जाता है, जो कि बड़ी मुनासिब चीज है, लेकिन जरा गवर्नमेंट का अपना फायदा देखिये। मैंने पिछली दफा कोट किया था कि एंडामेंटस रूल ४५ के मातहत गवर्नमेंट

[पंडित ठाकुर दास भार्गव]

६.७३ किराया वसूल करती है। हमारी गीता में लिखा है

यद्यदाचरति श्रेष्ठस्तत्तदेवेतरो जनः ।
स यत्प्रमाण कुरुते लोकस्तदनुवर्तते ।।

जो कुछ श्रेष्ठ आदमी करते हैं, लोग उस की नक्ल करते है, वह प्रमाण के काम आता है। यह गवर्नमेंट किस तरह खुद किराया वसूल करती है, तो वह किस मुह से लोगो से कहे कि मुनासिब किराया वसूल करो। गवर्नमेंट को चाहिये कि वह एक मुनासिब पालिसी कायम करे, जिस को मालिक मकान और किरायेदार फालो करे, लेकिन गवर्नमेंट उस के बिल्कुल बरखिलाफ करती है। गवर्नमेंट यह मेन्टेलिटी पैदा करती है कि जमीन की कीमत ज्यादा से ज्यादा हो।

गवर्नमेंट ने चार चार आने और पाच पाच आने गज जमीन खरीदी और बाद मे शरणार्थियो को उस ने उसी जमीन को पचास पचास रुपये गज के हिसाब से बेचा। जब गवर्नमेंट खुद ही इस तरह से फायदा उठाती है तो वह किस तरह से यह मानती है कि लोग फायदा नही उठायेंगे या उस के कहने के मुताबिक काम करेंगे।

दिल्ली में मकानो की समस्या को हमें हल करना है और इस के लिये मैं चाहता हू कि कम से कम १० करोड रुपये से यहा एक ऐसे सियेशन बनाई जाये जो कि लो इनकम ग्रुप के लिये मकान बनाये। गवर्नमेंट का यह भी फर्ज है कि वह लोगो को मुफ्त जमीन दे और लोगों से कहे कि वे मकान बनाये। इस तरह से म समझता हू हजारो की तादाद मे यहा मकान बनेंगे और मकान की जो किल्लत है वह कम हो जायेगी और किराया खुद-ब-खुद कम हो जायेगा।

अब मैं चन्द एक सैक्शस की तरफ आता हूं। मेरी राय में सिवाय मार्किट वैल्यू के बेसिड के और कोई बेसिक सैक्शन ६ के वास्ते कायम करना मुनासिब नही है। बस के अन्दर हम चाहें तो यह कर सकते है कि जो लैंड की वैल्यू है उस का छ: परसेंट से ज्यादा न रखें और रीजनेबल कोस्ट आफ कंस्ट्रक्शन है उस के मुताबिक ज्यादा से ज्यादा नौ या दस परसेंट रखे तो इस का नतीजा यह होगा कि जो मार्केट वैल्यू होगी उस का आठ परसेंट से ज्यादा किराया मुकर्रर नही हो सकेगा। मैं अर्ज करना चाहता हू कि दफा ६ को मैं बिल्कुल भी पसन्द नही करता हू। इस की डिटेल्ज मे मैं जाना नही चाहता हू क्योंकि इस में वक्त बहुत लग जायेगा और मैं और बातों की तरफ आप का ध्यान दिलाना चाहूगा।

मैं समझता ह कि किसी का भी रूल आफ दी ला से ऊपर नही होना चाहिये। जो चीज ए के वास्ते दुरुस्त है वह बी के वास्ते भी दुरुस्त होनी चाहिये। इस बिना पर मैं चाहूगा कि गवर्नमेंट को भी जितने भी उस के प्रेमिजिज है उन को इस में शामिल कर देना चाहिये।

अब मैं सबलैटिंग के बारे मे कुछ अर्ज करना चाहूगा। जब तक यहा पर किराये इतने ज्यादा रहेंगे, जब तक यहा पर मकान की शार्टेज रहेगी, सब लैटिंग जारी रहने वाली है, सब लैटिंग लाजिमी तौर पर होगा और उस के लिये चाहे आप १,००० रुपया जुर्माना मुकर्रर कर दें या इस को रीनल करार दे दें इस से कोई लाभ होने व ला नही है। सन् १९४७ का जो बिल था उस के वास्ते जो सिलैक्ट कमेटी बनी थी उस का भी मैं मेम्बर था और उस वक्त मैं ने तजवीज की थी कि आप जो सब-लैटिंग की इजाजत दे तो उस में टैनेंट को और मालिक मकान दोनों को शामिल कर दें, दोनो को हिस्सेदार बना दें। इस का नतीजा यह बस दूसरा एक्ट आया था सन् १९५२ में, उस के लिये जो सिलैक्ट कमेटी बनी थी उस का मैं चेयरमैन था। वहा पर हम ने पिछले

सब मामलों पर विचार किया और सब-टैनेंट्स रखना चूंकि बुरी चीज समझी गयी इसलिये उस को जुर्म करार दिया गया। उस जो कानून बनाने हम जा रहे हैं उसमें कहा गया है कि जो रिटिन कंसेंट के बगैर सब-टैनेंट रखे थे १९५२ से पहले उन को रेग्युलराइज कर दिया जाय और आइन्दा के लिये हम कह रहे हैं कि १९५२ से १९५८ तक जो सब-टैनेंट्स हैं जो कि बगैर कंसेंट के रखे गये हैं उन को पीनल आफेंस करार दिया जायेगा और साथ ही इस को हम ग्राउंड आफ एन-इविक्शन बनाने जा रहे हैं। आइंदा के लिये हम कह रहे हैं कि रिटन कंसेन्ट का होना जरूरी है। सब टैनेंट्स के बारे में जो असली चीज है, मुझे अफसोस के साथ कहना पड़ रहा है कि उस की तरफ न सिलैक्ट कमेटी का ध्यान गया है और न ही गवर्नमेंट का ध्यान गया है। मैं अर्ज करना चाहता हूं कि जो देखने वाली चीज है वह यह है कि क्या मकान के अन्दर ओवर-क्राउडिंग होता है या नहीं क्योंकि ओवर-क्राउडिंग बहुत खराब चीज है। साथ ही साथ हम को इस मसले पर सैनिटेशन के प्वाइंट आफ व्यू से विचार करना होगा। इस दृष्टि से मैं कहना चाहता हूं कि किसी भी मकान में सिवाय कंट्रोलर की इजाजत से सब टैनेंट्स रखने की इजाजत नहीं होनी चाहिये। अगर कंट्रोलर मुनासिब समझें, उस की इजाजत दे और अगर न समझें तो न दें। हम आज एक कैदी के लिये भी ९६ फुट जगह देने की बात करते हैं और कहते हैं कि जेलखाने में उस को इतनी जगह मिलनी चाहिये जो कि कम से कम है। कैदियों के हिसाब से हमें दूसरे लोगों के लिये भी इतनी जमीन रखनी चाहिये और तब जा कर सब-टैनेंसी एलाऊ करनी चाहिये। एक तरफ आप यह कहते हैं कि मालिक मकान की मर्जी से उस को रखा जा सकता है और दूसरी तरफ आप कहते हैं कि यह जुर्म है, पगड़ी लेना भी जुर्म है तो मैं पूछना चाहता हूं कि कौन मालिक मकान राजी खुशी इस की इजाजत देगा। अगर मकान में गुंजाइश है और वैसे वह इंटिरेस्ट डिमांड करते हैं और अगर वह बड़ा मकान है और और लोग उस में आ कर रह सकते हैं तो आप कंट्रोलर को पावर दें कि वह उस मकान में सब-टैनेंट रखने की इजाजत दे। साथ ही साथ आप यह कह दें कि टैनेंट और मालिक मकान को इतना इतना परसेंट मिलेगा। अगर इस तरह से किया जायेगा तभी यह समस्या हल हो सकेगी, वर्ना नहीं। जहां तक रिटन कंसेंट का सवाल है अगर वह नहीं आती है तो मामला और भी खराब हो जाता है। इस रिटन कंसेंट से कोई फायदा नहीं होने वाला है। देखने वाली बात यह है कि क्या उस मकान में ओवर-क्राउडिंग तो नहीं होता और सैनिटेशन के लिहाज से इस की इजाजत दी जा सकती है या नहीं। एक तरफ तो यह कहा जाता है कि खाना मौजूद है और तू भूखा है तू खा सकता है और अगर वह खाता है तो यह कहा जाता है कि वह पकड़ा जायेगा तो यह कैसे जायज हो सकता है। आप कहते हैं कि रिटन कंसेंट के बगैर अगर वह और पैसा लेगा तो कैद कर दिया जायेगा, इस को मैं नहीं समझा हूं। अगर सब टेनेंट रखने के लिये मकान में जगह है और ओवर क्राउडिंग नहीं होता है और आप मालिक मकान और टेनेंट दोनों को हिस्सेदार बना देते हैं तो इस में क्या हर्ज की बात है।

अब मैं हालिडे के बारे में कुछ कहना चाहता हूं। हाउस की जनरल सेंस यही मालूम देती है कि कोई छूट वगैरह न दी जाए। लेकिन मैं पूछना चाहता हूं कि जब आपने १९५२ के अन्दर कानून बनाया था उस वक्त आपने उसके अन्दर एक क्लाज रखी थी नम्बर ३९ और उसमें यह शर्त रखी थी कि जो मकान १९५१ और १९५५ के बीच बनेंगे उन पर कोई रैंट एक्ट लागू नहीं होगा। आज उसको सात बरस के करीब होने को आये हैं। सिर्फ एक दो बरस रह गये हैं। उस वक्त जो लोगों को एश्योरेंस दी गई थी आज उस पर आप पानी फेर रहे हैं लेकिन उसकी जगह फिर सात साल की छूट देते, तो

[पंडित ठाकुर दास भार्गव]

तैयार है उन मकानों के बारे में जो आइंदा बनेंगे। उनके बारे में छूट देने की बात को मैं समझ सकता हूं बशर्ते कि मुझे यह यकीन हो कि जो हालात हैं और जिसकी वजह से हम इस बिल को पास करते हैं, वे हालात मौजूद नहीं रहे हैं वर्ना मैं समझता हूं कि ना-मुमकिन है किसी को इंसैंटिव मिले। जो भी बड़े बड़े मकान बनते हैं वे सैल्फिश इंटिरेस्ट से बनते हैं। लोग इस वास्ते मकान नहीं बनाते हैं कि यहां पर मकानों की कमी है या मकानों की समस्या है या लो-इन्कम ग्रुप के लिये यहां मकान नहीं हैं या आउट आफ पैट्रयोटिज्म वे मकान बनाते हैं। मेरे दोस्तों ने कहा कि छोटे आदमियों के लिए इस तरह से मकान बनने वाले नहीं हैं और मैं भी इसी राय का हूं। हर्गिज भी इस तरह से छोटे लोगों के लिये मकान नहीं बनेंगे। उनका जो मकान बनाते हैं सैल्फिश इंटिरेस्ट रहता है कि ज्यादा से ज्यादा रुपया कमाया जाए और यह तभी पूरा हो सकता है जब वे अमीर आदमियों के लिये मकान बनाते हैं।

आज आप देखते हैं कि नई दिल्ली में बड़ी बड़ी आलीशान इमारतें बनी हुई हैं। इनसे कोई फायदा नहीं हुआ है, यह मैं नहीं कहता। इनसे फायदा हुआ है। लेकिन जैसा कि और दोस्तों ने कहा देश के अन्दर ठीक तौर पर मकान नहीं बन सकते हैं जब तक कि बड़ी भारी स्कीम लो इन्कम ग्रुप के वास्ते न हो उनके वास्ते मकान न बनें। नई दिल्ली के अन्दर जो मकान आज बने हैं, उनको देखने से तो यही नतीजा निकलता है कि दिल्ली परिस्तान है। इतनी बड़ी बड़ी बिल्डिंग्ज यहां बनी हैं जो कि आसमान से बातें करती हैं। इनको देखने से तो लोगों को तथा विदेशियों को यही पता चलेगा कि यहां पर हिन्दुस्तान में कोई गरीबी नहीं है। अगर हम किसी को इस तरह की बात बतलाना चाहते हैं तो यह हमारी गलती है। आज यह पहला मौका नहीं है जब मैं इस बात को कह रहा हूं, कई बार मैं इसे कह चुका हूं। हमारी पालिसी बड़े बड़े मकान बनाने की हर्गिज नहीं होनी चाहिये। हमें मकान किसी को यह दिखलाने के लिए कि हम इतने मालदार हैं नहीं बनाने चाहियें। मकान औसत दर्जे के लोगों के लिए तथा गरीब लोगों के लिये बनने चाहियें। मैं मानता हूं कि गवर्नमेंट की कुछ मजबूरियां हैं और गवर्नमेंट की जो पालिसी है उस पर वह अमल नहीं कर सकती है। गवर्नमेंट की सारी की सारी पालिसी कैपिटलिस्टिक चली आ रही है, सोशलिस्टिक पैटर्न की इसे कोई पर्वाह नहीं है। आप सोशलिस्टिक मोटिव्ज की बात करते हैं, लेकिन कोई सोशलिस्टिक मोटिव्ज नहीं है। ५,००० का मकान होता है, उसका किराया १०-१२ रुपया होता है, उसमें आप टैनेंटेबल रिपेयर्ज में रखने की जिम्मेदारी देते हैं। इस तरह से गरीब आदमी को स्क्वीज करना सोशलिस्टिक मोटिव नहीं है। हर एक आदमी को पेट भर खाना मिले, रहने को मकान मिले, एजूकेशन मिले, कपड़ा मिले तथा दूसरी जिन्दगी की जरूरियात मिले, यह सोशलिस्टिक पैटर्न है। इस बिल के अन्दर कहां आप इन चीजों की व्यवस्था करने जा रहे हैं। आज जमीन की कीमत किस कद्र बढ़ गई है, इससे आप वाकिफ ही हैं। पता नहीं यह कीमत कहां जा कर रुकेगी। थोड़े दिनों के बाद यह ५०० रुपये गज भी बिकने लग सकती है। डेढ़ सौ या दो सौ रुपया गज तो आज इसकी कीमत हो गई है। यहां दिल्ली का मामला इस तरह से तय होने वाला नहीं है। गवर्नमेंट को अपनी पालिसी तबदील करनी होगी। लेकिन मैं समझता हूं कि गवर्नमेंट इस मामले का हल निकालने के लिये तैयार नहीं है और न ही वह तैयार हो सकती है। इसके हैंड्स टू फुल हैं और हमें इससे इस तरह की कोई चीज एक्सपैक्ट भी नहीं करनी चाहिये। लेकिन इसका हल हो और मैं अशोक मेहता साहब से सहमत हूं, जो हल उन्होंने सुझाया है कि पहले तवज्जह फाईव इयर प्लान पर होनी चाहिये हाउसिंग का मसला बेट कर सकता है।

अब मैं दूसरी प्राविजन्स की तरफ आता हूं। मुझे अफसोस है कि जो प्राविजन्स इसके अन्दर रखी गई हैं उनमें न कोई सिविल डिफीजं का लिहाज रखा गया है, न पुराने राइट्स का लिहाज रखा गया है, पुराने एक्ट का भी लिहाज नहीं रखा गया। दफा ३६ को तो हटाने की जरूरत नहीं थी। सैक्शन्स ५०, ५२ और ५३ बिल्कुल बेमानी हैं। जब टेनेन्ट्स (टेम्पोरेरी) प्रोटैक्शन बिल बना तो वह हमारी सहमति से बना। उस वक्त मयर आफ दी सिटी ने कहा था कि हम एक नया बिल ला रहे हैं और जो टेम्पोरेरी चीज है, उसको हटा देंगे। आज हम देखते हैं कि उस बिल के प्राविजन्स को भी इसके अन्दर अनटचेबल करार दे दिया गया है। उनको भी कोई हाथ लगाने को तैयार नहीं है। सिर्फ एक चीज को ११ फरवरी, १९६० तक बढ़ाया गया है, जो जमीनें खाली पड़ी हैं उनके बारे में बाकी उस बिल को भी कह दिया कि अगर कोई डिगरी हासिल कर ले तो उसको रीआपन करवा सकता है। मैं हैरान हूं कि किस तरह के बिल इस हाउस में हमारे सामने आते हैं। एक शख्स हजारों रुपये खर्च कर के डिगरी हासिल करता है, लेकिन एक सैक्शन है कि १९५१ से १९५८ तक जो मकान बने हैं उनके जो मकदमात हैं वह एबेट हो जायेंगे। मैं पूछना चाहता हूं कि किस कायदे से (abate) हो जायेंगे क्यों एबेट हो जायेंगे? एक शख्स ने आप के कानून पर अमल कर के दावा किया हजारों रुपये खर्च किये लेकिन आप कहते हैं कि वह एबेट हो जायेंगे। हालांकि जो ग्राउण्डस दावे की है वह बिल्कुल कामन है इस एक्ट के साथ अगर वह कामन है तो आप का एबेट करने का क्या औचित्य है?

इसी तरह आपने लिखा कि जो डिगरियां हैं, उनमें से बहुत भारी रिआपन हो जायेगी। यह बिल्कुल एक अनहर्ड आफ थिंग है। कभी ऐसा नहीं सुना गया पुराने जमाने में। मैं चाहता हूं कि एक फैसला अगर कोर्ट कर दे तो उसको आसानी से रिआपन न किया जा सके। डिगरी को रिआपन करना ऐसी चीज है जिसका कि हमें डर था कि डिमाक्रेसी में एक वक्त आयेगा जब किसी मकान मालिक की परवाह नहीं की जायेगी। चूंकि टेनेन्ट्स ज्यादा हाउल करते हैं इसलिये इन्साफ को बालाये ताक रख कर ऐसा किया जाता है कि जिससे पापुलेस में लोग समझें कि गवर्नमेंट हमें मदद कर रही है। गवर्नमेंट उनकी मदद वैसे तो कर नहीं सकती, मकानात बना नहीं सकती, इसलिये छोटे आदमियों को खुश करने के लिये, मिडल क्लास के जो आदमी हैं उनके लिये थोड़ा सा टुकड़ा फेंक दिया ताकि वह लोग खुश हो जायें। लेकिन मिडल क्लास तो रोती रह गयी। हिन्दुस्तान की समस्या इस तरह से हल नहीं हो सकती, यह वजह उसकी साफ है।

इसके अन्दर मुलाहजा फरमाइये एविक्शन का कानून है। उन्होंने क्या किया। जहां किरायेदारों के बारे में लिखा है उसकी बात मैं अर्ज करता हूं। वहां पर यह लिखा है कि अगर किसी ने मकान बना लिया, अगर किसी का वेकेन्ट पजेशन हो गया और किसी को मकान ऐलाट हो गया, तो उस शख्स को निकाल दिया जायेगा। मैं पूछता हूं कि अगर किसी शख्स को मकान ऐलाट हो गया तो क्या वेकेन्ट पजेशन दिया गया? हजारों रिफयजीज को मकान ऐलाट हो गये मकान खरीद लिये गये लेकिन वेकेन्ट पजेशन आज तक नहीं मिला। आप के अल्फाज देख कर वह एविक्ट कर दिये जायेंगे। उनके मकानों का कोई इन्तजाम नहीं है। इसमें लिखा है 'हैज बीन ऐलाटेड टू रेजिडेंस' 'रेजिडेंस' के क्या माने? ऊपर लिखा है 'सूटेबल रेजिडेंस लेकिन वहां लिखा है 'टू रेजिडेंस। आखिर इस के क्या माने हैं? मैं अर्ज करता हूं कि इसके माने यह हैं कि अगर किसी ने करनाल में एक मकान बनवा लिया और दिल्ली में रहता है क्योंकि उसे दिल्ली में रहना है, तो वह दिल्ली के मकान से एविक्ट हो जायेगा। वह जाकर करनाल में रहे। मैं पूछना चाहता हूं कि क्या इस बिल का यह

[पंडित ठाकुर दास भार्गव]

मशा है ? मैं अर्ज करना चाहता हू कि अगर इस बिल के सही अल्फाज को देखा गया तो जो किरायेदार आज बहुत खुश हैं वह महसूस करेंगे कि जिन मकानों में वह आज रह रहे हैं उनमें रहना उनके लिये मुश्किल हो जायेगा। एक शख्स एक मकान में दिल्ली में रहता है उसने मकान बनवा लिया अमृतसर में हमेशा के रहने के लिये तो चूंकि उस ने यह मकान बनवा लिया है इसलिये वह दिल्ली में एविक्ट हो जायेगा क्योंकि उसके लिये एक मकान मौजूद है।

इसी तरह पर जहा पर जिक्र है फैमिली का वहा पर देखिये। फैमिली के वास्ते मकान लिया जाता है वह भी बहुत डिफैक्टिव है। दफा ५ में जहा पर टेनेंट का जिक्र है वहा पर फैमिली की तारीफ कर दी गई। उसमें लिखा गया कि "ए मेम्बर आफ दि ज्वाइंट फैमिली" का भी वही हक है जो कि कर्ता का है। लैंड लार्ड का है। इसमें कोई शक नहीं कि लैंडलार्ड कोई अकेला मालिक नहीं है। लेकिन जहा तक सवाल फैमिली का होता है उसमें जहा तक किरायेदार का सवाल है उसको एक्सप्लेनेशन में साफ कर दिया गया कि "ए मेम्बर आफ दि ज्वाइंट फैमिली" उसमें शामिल है। बाप शामिल है, बेटा शामिल है, बहन शामिल है, सारे रिश्तेदार शामिल है, लेकिन जहा पर लैंड लार्ड का जिक्र आया है वहा लिख दिया 'हिमसैल्फ' और 'दोज डिपेंडेंट आन हिम'। मुझे अर्ज करना है कि अगर किसी के १८ बरस का लड़का है तो कानूनन १८ बरस के बाद लड़के की जिम्मेदारी बाप पर नहीं होती। लेकिन डिपेंडेंट के माने तो यह है कि लड़का बहुत बड़ा न हो और कमाता न हो। क्यों साहब, एक लड़का डाक्टर बन आया है, उसको क्लिनिक खोलने की जरूरत होती है तो क्या उसके वास्ते मकान नहीं मिलेगा ? अपने कांस्टिट्यूशन में हमने लिखा है कि प्रापर्टी मालिक की होगी। लेकिन हम इस तरह से यूजर का भी वह हक वापस लेते है। इसलिये "ए सूटेबल रेजिडेंस" न लिख कर "ए रीजनेबली सूटेबल रेजिडेंस" लिखा। पहले जो "सूटेबल रेजिडेंस" था उसे काफी नहीं समझा गया। मैं अर्ज करना चाहता हूकि इसमें इतनी गलतिया मौजूद हैं कि उसका कोई ठिकाना नहीं है। आप यह सब इस लिये करते जा रहे हैं कि आप की डिजायर है कि लोग खुश हो जायें। शायद वोट का भी खयाल पैदा हो जाये।

पहले हम ने क्या किया कि रेंट एक्ट में लिखा कि अगर कोई नइसेंस क्रिएट करेगा, इम्मारल ट्रैफिक करेगा, तो इस के बारे में हम ने नया कानून बनाया नशाबन्दी के लिये कानून बनाया। अगर कोई शख्स इस तरह से बिहेव करता है तो उस के लिये कानून बनाया गया। अब मान लीजिये कि एक छोटा सा मकान है उस में आधे हिस्से में मालिक रहता है और आधे हिस्से को उस ने किरायेदार को उठा दिया, इस वजह से कि उस का गुजारा नहीं चलता। अब अगर कोई टेनेंट एक फाहिशा औरत को ले कर आये और घर भर की जिन्दगी तबाह हो जाय तो क्या यह चीज जस्टीफाई होगी ? जो इस के अन्दर हम ने प्राविजन रखा है नइसेंस के बारे में

चौ० ब्रह्म प्रकाश : और अगर मालिक ले आये ?

पंडित ठाकुर दास भार्गव : अगर मालिक लाये तो उस का प्रोमिक्यूशन हो सकता है। लेकिन अगर उस के अन्दर दोनों रहें तो दोनों का प्रोसिक्यूशन नहीं हो सकता। यहा पर मालिक मकान और किरायदार का सवाल नहीं है यह तो एक जनरल चीज है। लेकिन किरायदारों को खुश करने के वास्ते आप ने इस में इस चीज को उड़ा दिया। हमारे ब्रह्म प्रकाश साहब कहते है कि बहुत सुन्दर कानून बना है, हमारी श्रीमती सुभद्रा जोशी कहती है कि पहले तो इतना अच्छा नहीं था लेकिन अब यह बहुत खूबसूरत बन

गया है। मैं कहता हूं कि यह बिल्कुल गलत चीज है। इस कानून में आप ने चन्द आदमियों को खुश करने के लिये दूसरे लोगों के साथ बेइंसाफी की है। मैं कहना चाहता हूं कि जिस तरह का यह बिल बनना चाहिए था वैसा नहीं बनाया गया है। एक दूसरे के नुइसेंस के खिलाफ जरूर इस में प्राविजन होना चाहिए था। होटल्स के नुइसेंस के खिलाफ तो इस में रखा गया है, लेकिन हाउसेज के वास्ते इस क्लाज को हटा दिया गया है। मेरी समझ में यह बात बिल्कुल नहीं आई कि क्यों इस को इस में से हटा दिया गया। अगर एक के लिए यह चीज खराब है तो दूसरे के लिए भी खराब है। पहले मालिक मकान और किरायेदारों के जो ताल्लुकात थे वह निहायत अच्छे थे। जनाब वाला को मालूम है कि एक सेक्शन एविडेंस एक्ट में है जिस से मालूम होता है कि दोनों एक दूसरे से लगाव रखते होंगे। आज बिल्कुल दूसरी चीज की जा रही है। मैं समझता हूं कि हमारे होम मिनिस्टर साहब को और डिप्टी होम मिनिस्टर साहब को भी मालूम होगा कि कितने ही ऐसे किरायेदार हैं जो मालिक से तो ५०, ५० रुपये पर मकान लिये हुए हैं लेकिन डेढ़ डेढ़ सौ रु० के सबटेनेन्ट्स रखे हुए हैं। वह सबलेटिंग किये हुए हैं। कितने ही ऐसे आदमियों को मैं जानता हूं जो खुद तो ५०, ५० रु० माहवार के मकान में रहते हैं लेकिन पटेल नगर में १८ १८ सौ रुपये के ऊपर अपने मकान उठाये हुए हैं। इसलिए यह कहना कि सारे किरायदार खराब हैं या सारे लैंडलार्ड खराब हैं या सारे किरायदार गरीब या सारे मालिक मकान गरीब हैं यह एक गलत चीज है। या तो आप इंडिविजुअल केसेज के अन्दर जाइये वरना यह नामुमकिन है कि आप इस तरह की बेइंसाफियों को रोक सकें। इस के अन्दर इतनी सख्त बेइन्साफियां हैं कि मेरी समझ में नहीं आता कि यह कानून कैसे बनाया गया है। अगर आप किसी यूनिफार्म बेसिस को रखना चाहते हैं तो कोई शिकायत नहीं करेगा। जब तक आप इस तरह की चीजें करेंगे, जब तक आप इस तरह की इंडिविजुअलिस्टिक चीजें करते रहेंगे यह कानून किसी को तसल्ली नहीं दे सकेगा। अगर आप ऐसा करेंगे तो पब्लिक माइन्ड पर इस का बहुत खराब असर होगा और लोग यह समझेंगे कि हमारी गवर्नमेंट के पास इस का कोई हल नहीं है। मैं इस चीज को मानता हूं कि हमारी गवर्नमेंट के पास इस तरह का हल नहीं है जिस तरह का कि हम चाहते हैं आज हमारी गवर्नमेंट ने जो बड़ी चीजें हल करने का इरादा किया है उसे देखते हुए मैं यह तजवीज तो नहीं दे सकता कि सारे देश में वह करोड़ों अरबों रुपया खर्च कर दे। गो मैं चाहता हूं कि लोग करोड़ों घरों में आराम से रहें। लेकिन मैं यह जरूर चाहूंगा कि इस तरफ ध्यान दिया जाय। आज दिल्ली के चारों तरफ रेल बनाने की तजवीज हो रही है ऐसे लोगों के वास्ते जो गरीब हैं, जिन को आप दरअस्ल फायदा पहुंचाना चाहते हैं। आप बड़े-बड़े प्लाट बना कर जमीन साफ करवा कर अगर दो-दो हजार रुपये में पक्के मकान बनवा दें या कच्चे ही बनवा दें तो उस में काफी मदद मिल सकती है। अगर आप कच्चे बनवाना चाहें तो मैं कह सकता हूं कि एक हजार रुपये में एक मकान बन सकता है और देश में करोड़ों आदमी कच्चे पक्के मकानों में रहते हैं, कोई वजह नहीं है कि पक्के मकान बना कर लोगों को दिये जायें। अगर इस तरह से किया जाय तो वह मकान १०० बरस तक कहीं नहीं जाते।

श्री नवल प्रभाकर : हमारे टाउन प्लैनिंग वाले यह बात नहीं मानते।

पंडित ठाकुर दास भार्गव : टाउन प्लैनिंग वाले किस ने बनाये हैं। टाउन प्लैनिंग वाले हमारे मातहत हैं या हम उन के मातहत हैं? मुझे टाउन प्लैनिंग का तो पता नहीं लेकिन आर्किटेक्ट्स का तजुर्बा है।

एक माननीय सदस्य : हम ने एक्सपर्ट बिठाये हैं।

दूसरे माननीय सदस्य : जो खेती करते हैं, वह कहां जायें ?

पंडित ठाकुर दास भार्गव : माफ कीजियेगा मुझे यह चीज अपील नहीं करती, इस वजह से मैं नहीं चाहता कि इस का कोई जवाब दूं । लेकिन यह जरूर है कि हमारे टाउन प्लैनिंग वाले हमारे होम मिनिस्टर साहब की मुट्ठी में, जेब में हैं । वह जानते हैं कि करोड़ों आदमी आज उन की तरफ देखते हैं, वह सब को मकानों की पूरी सहूलियत नहीं दे सकते क्योंकि फाइव इयर प्लैन पर अरबों रुपया खर्च लगेगा, खाने पर इतना रुपया लगेगा, वह कैसे पक्के मकानों का इन्तजाम कर सकते हैं ? इसलिए जो बन सके उसी पर हमें इक्तफा करना चाहिये । लेकिन अगर लोग यहां दिल्ली में इतने बड़े-बड़े महल बनते हुए देखेंगे तो क्या सोचेंगे । मुझे अफसोस होता है जब हम देखते हैं कि दिल्ली में इतने बड़े-बड़े महल बनते हैं और लोगों का यह हाल है । इस तरह के महल यहां नहीं बनने चाहिए नहीं लोग समझेंगे कि देश का रुपया सिर्फ कैपिटलिस्ट्स के लिये है, और लोगों के वास्ते नहीं है ।

जनाब ने मुझे आधा घंटा देने के लिये कहा था, इसलिए अब मैं खत्म करूंगा वरना मुझे कहने को तो बहुत था ।

Pandit G. B. Pant: Sir, I am glad to have this opportunity, not so much for supporting the Bill as for expressing my grateful appreciation of the collaboration of the hon. Members of the Joint Committee which has resulted in the Bill emerging in its present form. It has been, I think, conceded even by the critics—luckily their number is very small—of the Bill that the Bill is in a distinctly better form than it was at the time it was committed to the Joint Committee. Every hon. Member of the Joint Committee bestowed considerable thought on the provisions of the Bill and everyone made a constructive contributions towards its improvement. So, for the changes—the salutary ones—that have been made in the Bill, the credit goes to the Joint Committee and to every member of it. If there are any shortcomings still left I am mostly to be blamed and held responsible therefor.

I would like to refer to a few salient points which were mentioned, I think, in the course of the debate. Delhi is a rapidly growing city. Its population during the last two decades has gone up from 4 lakhs to 24 lakhs. Out of these 24 lakhs nearly 20 lakhs, I think, live in the city of Delhi, yet there are several lakhs—perhaps three or four lakhs—who have not got any decent accommodation to live in. There are nearly 50,000 who are somehow passing their days in hutments and other places. Besides, there is a regular stream of persons flowing into Delhi and the minimum number that fixes up its permanent abode in Delhi without having any place should not fall short of one thousand per day. In the circumstances we have to bear all aspects of this ticklish problem in mind, as hon. Members no doubt know.

15.38 hrs.

[PANDIT THAKUR DAS BHARGAVA *in the Chair*]

All questions relating to the regulation of relations between the landlords and tenants are intricate and complicated. They have to be looked at from diverse points of view. I am really happy that there is such an amount of unanimity over this Bill. It is seldom possible to secure the approval of everyone but by far the large number is satisfied with this Bill. It may also be worth recalling that efforts to frame a permanent law—by permanent, I mean so far as laws can be permanent; we have no laws like those of the Medes and the Persians—have been made continuously for the last five or six or seven years, but in spite of the endeavours

of those who were charged with this responsibility, it has not been possible to produce any such Bill. It may be a matter of some relief—so it is at least to me—that we have now framed a Bill which carries with it at least the encouraging and unstinted support of the representatives of Delhi itself. That is a matter which cannot be under-rated or ignored. They know where the shoe pinches. They will suffer if the provisions of this Bill are found to belie the hopes of those who have been parties to the formulation of the Bill.

We have been trying to look at this question not only from the economic, but also from the social aspect. In fact, all measures of control are in a way affected by social conditions. It is with due regard to the social needs of the community that controls are imposed. On the one hand, one has to see that burdens are not imposed on those who are not able to bear those burdens, and on the other hand, that the basic purpose, the real remedy for the ills from which the community may be suffering is really afforded is served. That has been our approach.

So far as the Bill itself is concerned, as all such measures generally are concerned with, it deals with the fixation of rent, grounds of eviction, provisions for repairs and the methods for insuring an expansion in the existing accommodation. The changes made by the Joint Committee were stated in detail by my colleague who is sitting to my right and it is not necessary for me to reiterate what he has already said. We had suggested in the original Bill that all existing rents which generally are assessed at a rate of $7\frac{1}{2}$ per cent should be raised by 10 per cent. There was, I daresay, some justification for that proposal. As was said by Shri Naval Prabhakar, the cost of building materials has risen enormously and as you were perhaps reminded by Shrimati Subhadra Joshi, a room which fetched only Rs. 2 some time ago could today fetch Rs. 60. So, we have to see to it that we do not do anything which will make the position worse than it is. If we cannot improve it, at least no deterioration should result in consequence of the steps taken by us. So, we had initially suggested an increase of 10 per cent on the existing rents which are generally at a level of $7\frac{1}{2}$ per cent. But, in the Joint Committee, we gave further thought to that matter and we felt that while there may be some justification for raising the rents, a large class of poor tenants would not be able to meet such a demand with ease. So, the proposal was considerably modified. As hon. Members know, rents of the houses constructed before 1944 are relatively very low. But, still, the Joint Committee thought that tenants who pay rent for residential buildings of Rs. 600 or less should not be asked to pay more. That provision has been made. To each according to his needs and from each according to his capacity: I do not say that it would meet the requirements in every individual case. We were told by Shri Radha Raman that there are widows, there are orphans, there are other people who live by the rents they collect. There are such hard cases, no doubt, as there are hard cases always in any arrangement that you may make. But, this has to be accepted that the general body of landholders does not consist of widows and orphans alone. The number of those who really belong to the last two categories must be exceedingly small. So though I have my sympathy with them, we agreed to reduce the rent for pre-1944 houses and to lease it as it is. The 10 per cent increase was altogether taken off.

Similarly, for the houses that were built after 1944, we decided that all residential houses paying a rent of Rs. 1,200 or less should be similarly exempted from the proposed increase. Thus, we think that the vast mass of tenants, perhaps to the extent of 85 per cent will not have to pay any more than what they have been paying so far. But, they will have the benefit of all other improvements that

[Pandit G B Pant]

have been made with regard to eviction, repairs, etc So, I think every reasonable person will agree that this measure will benefit to a very considerable extent the large body of tenants in Delhi

When we have disposed of this, there remain the classes who have to share to some extent in the increase in the cost of building materials, repairing charges and so on So, it was also proposed by the Joint Committee that persons occupying non-residential houses paying more than Rs 1,200 may, in addition to the 10 per cent, pay another 5 per cent All our friends belonging to various parties were agreed that they should pay more

Similarly, I think there was general agreement that the 7½ per cent should not be disturbed There has been some suggestion about bringing it down to 6½ per cent But I do not think it was put forward by any one, at least none put it forward with any seriousness There was only a casual reference to it and I have no clear recollection The changes that have been made will be of great advantage to the occupants of these houses and the Bill has thus been considerably improved As I cannot take too much of your time, I cannot develop all that I have to say But, this meets the case fully I do not think that there has been any suggestion in this House that the standard rents that have been suggested in this Bill are high So, that disposes of one of the basic things namely, the rents to be paid under this Bill

You, Sir, when you last spoke in fact, seemed to think that the increase must have been much higher, and also that it should have applied almost to every case Well, in theory many things may have some sort of validity, but in the practical affairs of life, we have to take into account the maximum good of the maximum number, without being unjust to the others So, while in theory one may see that there is some force in what you were pleased to say on the floor of the House the arrangement that has now been proposed is socially much more equitable and fair, even though in some cases it may be hard on certain individuals I have given thought to the matter, and I would have been really relieved if some way out could have been found for orphans, widows, minors and so on, but if a person has a tenant today and his father dies tomorrow, we cannot raise the rent because his father has died The tenant should not suffer because of that calamity So, I could not find any way out, otherwise, I would have been really glad to meet hard cases even, but hard cases are, as I said a minute before, always to be viewed with sympathy, and especially more so when one finds oneself helpless in giving relief to the hard-hit people

The other question that was mooted in this House relates to Government buildings, as to why they have not been brought within the purview of this Bill Perhaps hon Members are aware of the fact that under the Constitution itself Government buildings have been treated in a different manner Local bodies are not empowered to impose local taxes on them They have to be treated in a different way Why do you want a law of control? It is because the individual proprietors can raise the rents inordinately when the demand far outstrips the supply It may lead to profiteering you may call it So, it is a word I do not very much like, but it may lead to maladjustment and to some economic difficulties and hardships, but so far as the Government is concerned, it is I think in several cases charging less than 7½ per cent on the houses that it has constructed So, do you want the rent to be raised for these houses by applying it? Would it be to the advantage of the occupants of these houses that this Bill be applied to these buildings? Then the Government, even when they were able to

collect more, would have used that money for building houses for the low income groups. Every rupee that comes to the Government is spent for the good of the community I do not mean that there are no mistakes, but that is the basic principle So, even if the Government gets more, it gets something from some one who is prepared to pay and uses it for those who are not in a position to bear the burden. So, we tax many people, our gradients are steep as we go up, and those who can afford have to pay in order that those who are suffering from poverty and other disabilities and handicaps may be given some relief.

There was reference made to one particular case, I think of Shri Raghunandan Saran. I have looked into the papers A proposal was once made for certain rents to be charged on that house, but when the matter was re-considered that proposal was withdrawn, and now it has been decided, so far as I am aware, that the rent should be charged at the rate of 7½ per cent on the cost of construction of that building, which would be according to the law as it is or if it admits of any changes So, the Government is trying to conform to what is contained in the present Bill or what may ensue hereafter when this Bill is enacted

But I would like hon Members to remember that there is always a distinction between the Government and private citizens Here every Member is free to criticise the Government Questions can be put as to why such a house was let out for so much and sometimes perhaps even a half-hour or a two-hour discussion can be held, so that the actions of Government are open to public gaze and if in any stray case anything happens to be done which is not altogether satisfactory, then that can be removed without much of fuss or ado But, as I said, most of the people are deriving more benefits than what this Bill would confer on them even after the proposed changes.

A reference was also made to the holiday that is being given to certain houses. On the other hand, I think a complaint was made that the holiday that has been given to the houses constructed between 1951 and 1955 is not being respected fully, faithfully and strictly So far as the rents are concerned, we are not interfering The rent that exists today is a high rent in almost every case, but we do not propose to interfere with it because of the undertaking given and because of certain other considerations too, but all the other clauses of the Bill are being applied to these houses too, so that there will be no eviction and no harassment and no further increase in rent as they exist today.

There was some comment with regard to the houses that will be constructed hereafter About that it has been provided in this Bill that for five years there will be no control on the rent As I said, at the outset, there are lakhs of people in Delhi for whom accommodation is necessary The only way and the ultimate solution lies in having more houses Whatever else we may do, will not meet adequately the requirements of the situation So, it has to be made worth while for the people who can afford to do so to build houses here. Hon Members may remember that we have given five years holiday in the case of new industries in the matter of income-tax, depreciation charges and so on, so that industries may be established and production may increase The whole problem for Delhi is how to have more buildings, how to have more accommodation Of course, it would be desirable to provide suitable houses for low income groups That too we all desire to do, and I appreciate some of the suggestions that have been made by Ch Brahm Prakash in this connection. Co-operative housing societies, the question of co-ordinating the activities of different bodies which are interested in this matter in Delhi— all this deserves attention, but we should not on that account block any avenue which may lead to the enlargement of

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accommodation There has been considerable growth of building accommodation And they are not only big buildings, but small buildings too, in the Karol Bagh area, and even in many other places since 1951 and it is likely that both types of houses may be constructed

16 hrs.

But, apart from what this law provides, I would not be surprised if the corporation itself were to make a law to the effect that it will encourage small buildings in preference to bigger buildings So, the holiday is necessary Otherwise there would be a complete halt and no new constructions would spring up And after all why are we so much worried about any rent that may be charged on these buildings, if these buildings are to be used by richer people perhaps people richer than the house-builders themselves? If they have to pay a little more, it is because they choose to do so For the future the rent which has been provided in the Bill for the other houses will prevail So let us encourage this, and let us not put a stop to building activity in Delhi It is essential in the interests of the poorer classes too that pressure on accommodation should be relieved for rich men can rent even smaller houses, not one or two but three or four or even five if they need them and pay a high rent For them too if you can make a provision you can thereby preserve and reserve the others for the use of the poorer sections The whole point is to have more of accommodation and yet more of it So I submit that this is a very reasonable and, I should submit, necessary provision in the existing circumstances

Of course, if the conditions change, and houses grow up in large numbers in Delhi, then this will lose all its significance Some suggestion was made, I think, by Shri Naushir Bharucha that 20 to 25 per cent might be fixed as the target for this I may say that personally I would have no objection This matter was raised in the Joint Committee, but then it was said and I think, rightly too, that if we put it at 20, then 20 becomes almost the minimum, and therefore, everybody thinks that 20 is justified. So, we do not think that anybody is possibly going to get more But if one is lucky enough, then the man who pays him must be still luckier than he So, we should not grudge if he has got a good luck out of the greater luck of his tenant

So, I submit that we should view these things from a rational angle We have to see what is the ultimate remedy for a thing For that, we must do all that we can For people who belong to the low income group, as hon Members know, a subsidy of more than 50 per cent has to be paid and still the rents are almost beyond their means The corporation has experience others also know Government as the hon Members of Parliament are aware are getting almost a nominal return on their investments on buildings for their own staff So this thing has to be done with the aid of the State and there must be a planned programme for that purpose I quite agree, but that should not come in the way of our doing what we can

Then there was a reference to the acquisition of the residential buildings for the use of the owner The clause as it obtains in the present Bill is much more stringent than the clause in the old Bill Now the family members must be dependent on him If a person has purchased property—that has been the main difficulty here that in recent years, people have purchased property, who had no house before, and then they have claimed possession on the ground that they did not own any house, and they must get possession and the tenants should be evicted—we have said that no one who purchases will be entitled to have the premises for

for five years after the purchase. There was another motive too, that sometimes, people evicted the tenants and then sold away the vacant premises for a very high price. Now, we have said that no sale will be made for three years after such eviction, except for very *bona fide* purposes. And penalties have been provided, and the tenant who is evicted has been given certain assurances. I do not see how in the circumstances there can be any objection to this. In fact, the arguments that I heard were just to the contrary, namely 'Why should a man who owns a house, when his son grows up and becomes an adult, be not entitled to recover possession for his son?'. Well, I do not go into that question, because that does not fit in with the ideas that underlie this Bill. But an improvement has been made.

Then, about repairs too, there has been considerable improvement. Now, one month's rent is practically reserved for repairs. When one month's rent is not adequate, then the controller can utilise an amount equal to two years' rent for the repair of the building which is occupied by a tenant. The only condition is that, during one year, one should get at least six months' rent, that is, half of the rent may be deducted. And a person can always approach the controller and get the repairs made.

It was suggested by Shri Naushir Bharucha, I think, that there should be some agency under the controller for this purpose. Such an agency would not be very appropriate, because there may be very few applications, or there may be none at all. So, the controller will have to keep some staff; and he is to be a judicial officer; so, this thing would not come within his purview. But, he will, of course, arrange that the functions that he has to carry out under this Bill are carried out. So, there should be no difficulty that way.

The other point that way raised here related to sub-letting. I may state that the tenants as well as the landlords were unanimously opposed to the continuance of this system of sub-letting. We have provided that all those who are sub-tenants now, and have been sub-tenants from before 1952, will become tenants in chief, so that they will have the benefit of the provisions which safeguard the interests of sub-tenants; otherwise, sub-tenants are at the mercy of the tenants.

The other thing we have done is that the sub-tenant will not be required to pay more by way of rent than the tenant himself had to pay. It was provided in the 1952 Act that no sub-tenancy will be allowed except with the written consent of the house-owner. We have preserved that. We did not want to cut it out completely as we felt that sometimes a man might like to have another person with him. There may be only two rooms and he may like to share one with the other. So let the sub-tenancy continue. But we have followed the principle that it is the real occupant who should have the benefit of the control of rent. So we have provided that the sub-tenant will not be required to pay more than what the tenant himself has to pay. I do not think there can be any objection to that.

We have also provided that if any *pugree* or any premium or any such thing is paid to the tenant or to the landlord for admitting a sub-tenant, then that will be an offence for which both will be punishable. I do not see why there should be any objection to that. Therefore, tenants should be allowed to let out their premises; let them engage a sub-tenant for Rs. 100 and let them pay Rs. 500. After all, we have to see that the real occupant is not fleeced, and on that ground, we have now laid down that the sub-tenant will not be required to pay more than what the tenant had himself been paying. If

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the tenant does not need it, he may surrender it to the landlord and the landlord can let it out only at a rate permissible under the Act Therefore, I do not see how there can be any objection from any quarter to that

Then something was said about the appointment of the Rent Controller It has been suggested that he should be appointed in consultation with the High Court of Punjab The High Courts have got heavy arrears and they have many more important duties to perform So let them not be entangled in this The provisions in the Bill clearly lay down that either a judicial officer of at least five years' standing or an advocate of seven years standing will be eligible for the post of Controller, so that he must be a man of judicial experience with a judicial bent of mind And the Tribunal will be presided over by a District Judge or one who has at least ten years judicial experience There are in certain cases also appeals to the High Court I do not see what greater safeguard can be provided And may I know why people should think that the Government will be interested in doing something which is not right? After all, many appointments are made Ultimately, even the Judges of the Supreme Court and the High Court are appointed by the Central Government But this is relatively a very minor affair We thought because of its character, it would hardly be consistent with the usual procedure to involve the High Court in this But whenever anyone who is not already in judicial service is employed, the UPSC will be consulted We have been appointing persons to much more responsible and high salaried posts in the same manner So there should be no suspicion in the minds of anyone on this score

I have tried to deal with such matters as happened to be on the surface. If there is anything deeper, I should like to be reminded I hope all are satisfied with what I have said At least that is my effort and that is my aim

Shri Braj Raj Singh: No, no.

Shri Radha Raman (Chandni chowk). Something may be said about the revised ground rents of New Delhi buildings That point was raised by me

Shri V P Nayar: There were so many points raised

Shri Radha Raman: Revised ground rent is being asked by Government and it is more than 10 times or 20 times

Pandit G B Pant: I do not think that is affected by this Bill

Shri Radha Raman: There is the incidence of land price and taxation.

Pandit G. B Pant: If government buildings do not come within the scope of this Bill, then government land would not also come under it

Shrimati Subhadra Joshi: Can anything be done about the price of land?

Pandit G B Pant. That is a question which we must consider separately I sympathise with the idea that the price of land is mounting up very high and we must give thought to it and see whether we can find a remedy But that is a bigger question

Shrimati Subhadra Joshi. Will the hon Minister be thinking of doing something

Pandit G. B Pant: I am always thinking about it and I will continue to think about it Whether I will be able to do anything practical or not, I cannot say just now But so far I have not been able to hit upon anything

Shri P. R. Patel (Mehsana): The question was raised during discussion

about protection being given under clause 55 Under this clause, protection is given to those coming within the purview of the Delhi Tenants (Temporary Protection) Act, 1956, in the sense that the tenants will not be evicted But there is no such protection given if a decree is passed under the Delhi and Ajmer Rent Control Act We would like to know something about it, because the matter was discussed in the Joint Committee

Pandit G B Pant Yes, it was discussed in the Joint Committee

Shri P R. Patel: And at that time, the Home Minister was sympathetic to the idea

Pandit G B Pant. Vacant premises are those which are held by amaldars They stand on an entirely different footing So we have provided that the provision under the existing 1956 Act under which they cannot be ejected will continue so far as amaldars are concerned for another year

Shri P R Patel If that protection is given to a certain class of people why should it not be given to others?

Pandit G B Pant I think other lands that are attached to the buildings come within it, but these amaldars, as I tried to indicate stand on a different footing altogether Amaldars are those who have used the material and who have put up buildings on another's land so that the amaldar himself is a tenant the man who is occupying the building is subtenant and the land belongs to a third person So we have given them protection against ejectment, but we expect that we will be able to introduce some Bill within this year so that this question may be settled finally after careful and thorough consideration.

Shri P. R. Patel: I only point out this, that if protection is given in the case of certain classes of persons under the Delhi Tenants (Temporary Protection) Act, in respect of certain decrees, why should it not be given to other persons who come under the earlier Act?

Pandit G B Pant: There are two classes of decrees One relates to decrees passed under the 1956 Act. About them, we have said that those decrees will be governed by the present law so that if any one raises up rent or does anything like that, then the decrees will be quashed But so far as decrees passed ten or twelve years ago are concerned, they cannot be brought within the purview of this clause We cannot go back to such a long period As I just said, the 1956 Act decrees the execution of which was postponed, have been brought within the purview of this Act and they will be protected by it But as regards those which were passed previously under the old Act, when there have been intervening new Acts, they cannot jump over all of them and we cannot now say that they will be governed by this Act

Shri Parulekar (Thana) They are already in possession and they have paid the rent and the decree has no effect

Pandit G B Pant If the decree has ceased to have any effect then they will continue to remain in possession.

Shri P R Patel The decree is there even though the amount has been paid

Mr Chairman I will now put the question

The question is

> That the Bill to provide for the control of rents and evictions, and for the lease of vacant premises to Government, in certain areas in the Union territory of Delhi as reported by the Joint Committee be taken into consideration"

The motion was adopted.

Mr. Chairman: Now, we take up the clauses.

Clause 2 (*Definitions*)

Shri Parulekar: Sir, there are my amendments Nos. 20, 21 and 22.

Mr. Chairman: What about the amendment of Shri Easwara Iyer? He is not present.

Shri Parulekar: Sir, I beg to move:

Page 2, line 15.—

after "is" *insert* "by way of business".

Page 2, line 33,—

after "means" *insert*—

"any land not being used for agricultural purposes or".

Page 2,—

after line 39, *add*—

"(iii) any fittings affixed to such building or part of a building for the more beneficial enjoyment thereof:"

I need not argue at length on these amendments because they are simple and are intended to improve the wordings of the definitions given in clause 2.

Amendment No. 20 seeks to improve the phraseology of the definition given for hotel and lodging houses in order to see that premises which provide accommodation for paying guests and clubs are excluded from the purview of this Bill.

The second reason which I advance is that these words occur in the difinition given in the Bombay Rent Control Act. I may also point out that these words were inserted in the Bombay Rent Control Act in 1953 because it was then thought that unless these words were inserted the definition would be too wide enough and clubs and premises which provide accommodation for paying guests would not be excluded and would come within the purview of the Act. That is why those words were inserted. And, I think, Government should not find it difficult to insert these words in the definition.

Amendment No. 21 is in connection with the definition given for premises. My amendment seeks to include within the definition of premises open land which is not used for agricultural purposes. I may also point out here that the definition of premises in the Bombay Rent Control Act does include open land which is not used for agricultural purposes. There is no reason why it should be excluded from the definition here. I would like to know from the hon. Minister why it has been excluded.

Apart from that, it must also be taken into consideration that it is necessary to control the rent of open land also, which is not used for agricultural purposes. Because, if that is controlled, the rents of open land are bound to increase as a result of which the rents of the buildings constructed on open land also are bound to increase.

For these reasons I have moved these two amendments. The third amendment also relates to....

Mr. Chairman: The hon. Member may kindly see that gardens, grounds and outhouses are included.

Shri Parulekar: I may point out that in the Bombay Act premises means any land not being used for agricultural purposes. That is not so with the definition given here.

Mr. Chairman: Is the word 'ground' used in the Bombay Act?

Shri Parulekar: No; it is land.

Mr. Chairman: When the word 'ground' is introduced here, is it further necessary to have this definition?

Shri Parulekar: Ground may mean . . .

Shri Braj Raj Singh: It is quite different, Sir. That is appurtenant to the House.

Shri Parulekar: My third amendment also relates to the definition of premises. In the definition in the Bombay Act it includes any fitting fixed to such building or part of the building for the more beneficial enjoyment thereof. There is no reason why this should be excluded from the definition of premises as given in this Bill. In view of this exclusion it will be possible for the landlord to increase the rent on the ground that premises do not include these, and the tenant will have to pay an additional rent for anything fixed to such building or part of such building for the more beneficial enjoyment thereof.

Therefore, all that I urge is that the definition which has been tested by time and by experience in Bombay is the most suitable definition which this Bill should adopt.

Mr. Chairman: The amendments are before the House.

Shri Datar: I am not accepting these amendments for obvious reasons. So far as amendment No 20 is concerned, the hon Member wants to have the word 'business' added But the definition of the word 'hotel' as it is, is very clear. It is clearly stated 'or other services provided for a monetary consideration'. Therefore, if I mistake not, so far as a hotel is concerned, it is to be treated as a business because a monetary consideration flows from those who occupy it to those who provide this accommodation. Therefore, the word 'business' is not necessary at all.

So far as amendment No. 21 is concerned, my hon. friend made a reference to the Bombay pattern. You will find that here in certain cases this pattern is entirely different because here we are dealing with other patterns. Therefore to the extent to which the 'amaldars' come into the picture, we have already made a separate provision in clause 53 and their case, as the hon. Home Minister just now pointed out, will be duly considered and provided for, for which a breathing time, namely, one year has been taken.

So far as amendment No. 22 is concerned, I do not know whether he has moved it; but that amendment is not necessary.

Mr. Chairman: Does the hon. Member want these amendments to be put to the vote?

Shri Parulekar: Yes, Sir

Mr. Chairman: I will now put these amendments to vote.

The question is:

Page 2, line 15,—

after "is" *insert* "by way of business"

The motion was negatived.

Mr. Chairman: The question is:

Page 2, line 33,—

after "means" *insert*—

"any land not being used for agricultural purposes or"

The motion was negatived.

Mr. Chairman: The question is:

Page 2,—

after line 39, *add*—

"(iii) any fittings affixed to such building or part of a building for the more beneficial enjoyment thereof:"

The motion was negatived.

Mr. Chairman: The question is:

That clause 2 stand part of the Bill.

The motion was adopted.

Clause 2 was added to the Bill.

Clause 3 (*Act not to apply to certain premises*)

Shri Parulekar: Sir I propose to move my amendment No. 23.

Shri Assar: I want to move my amendment No 129

Mr. Chairman: Yes 112 cannot be moved

Shri Parulekar: Sir I beg to move

Page 3 line 15—

after "Government" *insert*—

"and let out for other than residential purposes".

श्री आसर (रत्नागिरि) सभापति महोदय, मैं अपने अमेंडमेंट नम्बर १२९ को मूव करता हू जो कि इस प्रकार है

Page 3 line 15,—

after "Government" *insert*—

"and let out for other than residential or commercial purposes".

अब गवर्नमेंट ही एक बडी मकान मालिक है और उसने लोगों को रहने के लिए मकान और व्यापार धन्धा करने के लिए दुकाने किराये पर दी हुई है और जब सरकार भी एक लैंडलार्ड की हैसियत में है तब सरकारी मकानो और दुकानो को इस कायदे से मुक्त रखना ठीक नही। सरकारी दुकानो और मकानो के सम्बन्ध में भी यह नियम अमल मे आना चाहिए। मैं चाहता हू कि चूंकि यह सरकारी मकान और दुकाने हैं सिर्फ इस बिना पर मनमाना किराया वसूल न किया जाय।

इसका मैं आपको एक उदाहरण देना चाहता ह। सब्जी मंडी के इलाके मे एक दुकान मालिक को एक दुकान का किराया ११ रुपये मासिक मिलता है लेकिन उसी लोकैलिटी मे और उतनी ही दुकान का किराया दिल्ली में इम्प्रूवमेंट ट्रस्ट १२४ रुपये लेता है। इसलिए मेरी ह मंत्री महोदय से प्रार्थना है कि सरकारी मकान और दुकानें जिनको कि किराये पर दिया जाता है उनको भी इस कायदे के अन्दर लाना चाहिए और उन पर भी यह लागू होना चाहिए इसलिए मेरा सुझाव है कि मेरे अमेंडमेंट को जिस में कि मैंने यह सुझाव दिया है, स्वीकार किया जाय।

Shri Parulekar: Mr. Chairman, I have heard the explanation given by the hon Home Minister for exempting the buildings belonging to the Government from the scope of this Bill I want to ask what would be the effect if this exemption is removed? The Government will be under the obligation to charge its tenants a rent which is reasonable, which is the standard rent as defined under this Act Do they not want to accept that obligation to charge the same standard rent as they expect the private landlords to charge? If they want this exemption, it means that the Government should have the freedom to charge rents which are not reasonable and which may be excessive In this connection, three instances were brought before this House day before yesterday and the hon Home Minister has stated that he has looked into the papers and orders have been issued that rent should be so charged as not to yield more than 7·5 per cent gross return on the cost of construction. But this has happened perhaps because this case was exposed here and there was an opportunity for ventilating the grievance of the tenants who had been charged by the Government excessive rents but in ordinary course unless there is an obligation under the Act by which they are bound down by the provisions of the Bill, many such cases will arise in future, and I therefore request the Minister to accept the amendment by which they would undertake the obligation to charge reasonable and fair rent—that is the standard rent—as defined under this Bill to their tenants.

Mr. Chairman: The amendments are before the House.

Shri Braj Raj Singh rose—

Mr. Chairman: There is very short time at our disposal There were only four hours as one hour more has been taken in the general discussion. We have to be rather brief

श्री ब्रजराज सिंह . सभापति महोदय, मैं इस संशोधन का समर्थन करता हू और उसका समर्थन करने का एक मुख्य कारण यह है कि सरकार को यदि हम व्यक्तिगत मकान मालिको से अलग मान लेते है तो मकानमालिको के दिमाग मे यह बात आ सकती है कि इस सम्बन्ध मे सरकार के साथ जो कि एक लैंडलार्ड है, उसके साथ एक पक्षपात पूर्ण व्यवहार हो रहा है । इसलिए मेरा निवेदन है कि जब सारे दिल्ली के मकानो के रेट कट्रोल के लिए एक कानून बन रहा है तो सरकार को भी उसमे अपने को बधा हुआ मानना चाहिए और जब सरकार को इस मे कोई ऐतराज नही है कि जो बेसिक रेट की परिभाषा इस कानून में की गई है, उसके अनुसार ही उतना ही वह अपने किरायेदारो से किराया लेगी तब तो उन्हे इस सशोधन को स्वीकार करने में कोई दिक्कत नही होनी चाहिए और मेरी समझ मे तो इस सशोधन को मान लेने से सरकार की प्रतिष्ठा ही बढ़ेगी कम से कम उन लोगों के दिमागो मे जो कि व्यक्तिगत रूप से मकान बनाना चाहते है वरना प्राइवेट मकान मालिको के दिमाग मे हमेशा यह भावना बनी रहेगी कि सरकार जहा तक उसके मकान और दुकानो का सम्बन्ध है, सरकारी जायदाद का ताल्लुक है, उनके सम्बन्ध मे एक पक्षपातपूर्ण व्यवहार कर रही है और जितना भी मनमाना किराया वह चाहे अपने किरायेदारो से ले सकती है और हमारे लिए यह कानून बनाना चाहती है । इसलिए मै निवेदन करूगा कि सरकार को इस सशोधन को मान लेने में कोई दिक्कत नही होनी चाहिए ।

Shri Datar: May I point out in this connection that this particular point was raised in the general debate and it has been replied to? Still my hon. friends want to raise this question. Two points arose in that connection: as to whether all the Government buildings should be exempted or as has been desired by the hon Member who has brought forward an amendment only residential premises should be exempted and not others So far as the first point is concerned, I submit that there is a lot of fundamental difference between the position of a private landlord and Government because the Government are bound by a number of obligations and also by accountability to this House Every act of the Government is open to the very fierce glare of this House

Shri Braj Raj Singh: Again and again the same thing

Shri Datar: Please (*Interruptions*)

Mr. Chairman: Order, order, It is entirely bad to interfere when a Minister is speaking, it is absolutely wrong

Shri Braj Raj Singh: It has to be decided by you, Sir and not by him (*Interruptions*)

Shri Datar. I am saying it to the Chairman and I am entitled to say it to the Chairman

Mr. Chairman: Order, order. I was also going to say the same thing When the hon Minister is speaking, it is no use behaving like this. When we speak, we do not also want any interference, either by other hon Members or Ministers Let him make a full reply and if the hon Member is not satisfied he can put a question also What is the occasion for speaking in a loud tone so that even the tenor of the speech is interfered with Let us conduct the proceedings in a peaceful manner according to the procedure Everybody shall be heard.

Shri Braj Raj Singh: But, may I point out that there is a fundamental

[Shri Braj Raj Singh]

question? It is whether he has got the right to address me directly and shut me up. I have got no objection if the matter was raised and it was addressed to you and you stopped me from saying anything

Mr. Chairman: If any other hon. Member points out the same thing or if the hon Minister points out the same thing, there is no occasion for umbrage If anything wrong has been done, I can understand. There may be a grievance for the hon Member in that case The hon Minister may say: kindly allow me to go on But even if he has said that rather bluntly, there is no occasion for raising that point If he has said anything wrong, I can understand and I am here to see that hon Ministers do not use language which is not proper to be used or that hon Members do not do so

Shri Datar: I was appealing only through you

Mr. Chairman: Let the matter be closed.

Shri Datar: I appealed through you and let not the hon Member take it as a direct attack on him

So far as the Government are concerned, they cannot be considered on the same footing as private owners who have to be controlled and whose conduct regulated to a certain extent by the Rent Control Bill That is why certain restrictions have been placed on them in the interest of the tenants

So far as the Government are concerned for every action Government is answerable at the bar of this House and therefore, it would not be right to place Government on the same footing as a private landlord Secondly may I point out that in all these cases it is naturally a wrong notion to believe that the Government are making any profits In fact, there are a number of buildings where the maintenance costs are higer than what little we get by way of return. Therefore, Government are not making any profits at all. Secondly, whether it is for residential purposes or for non-residential purposes, Government should have the authority to do whatever they think best because as I have stated, we are bound by a number of regulations and have no feeling of profiteering at all.

Shri V. P. Nayar: May I ask one question" The hon Minister says that the Government are not making any profit by letting out these buildings I would like to know whether the Government have any idea of the total annual rent collected and also the total investment on buildings by the Government so that we can calculate the percentage

Shri Datar: That is a question which can be asked of the Finance Ministry. I cannot give all those figures I may, however, generally inform the hon Member that the Government are not making any profit (*Interruptions*)

Mr. Chairman: Order, order Whatever the hon Minister has said and whatever arguments are given by him are to be appreciated by the hon Members themselves (*Interruptions*) Order, order I shall now put the amendments Nos 23 and 129 to the vote of the House.

The question is:

Page 3 line 15,—

after 'Government" *insert*—

and let out for other than residential purposes"

The motion was negatived

Mr. Chairman: The question is:

Page 3, line 15,—

after "Government" *insert*—

"and let out for other than residential or commercial purposes".

The motion was negatived.

Mr. Chairman: Now, I shall put clause 3 to the vote of the House. The question is:

"That Clause 3 stand part of the Bill."

The motion was adopted.

Clause 3 was added to the Bill.

Clause 4 (*Rent in excess of standard rent not recoverable*)

Shri Jadhav: I be to move:

Page 3, lines 21 to 23,—

omit "Except where rent is liable to periodical increase by virtue of an a agreement entered into before the 1st day of January, 1939."

I am at a loss to know why this exception has been made. I know that the rents that were in existence before 1939 were at a low level, but I do not know what percentage of house-owners are going to be benefited by this exemption. So, I submit there should be no exception and if the agreement contravenes the provisions of this Bill, that agreement shall be void.

Mr. Chairman: The amendment is before the House.

Shri Datar: So far as this question is concerned, such cases are very few. The House is aware that before 1939, the rents were extremely low as compared to the rents now; naturally they were low. The abnormal times arose only after 1939 and so it would be proper to hold such agreements as proper agreements which were entered into before the abnormal times arose and when it was open to the perties to enter into reasonable agreements under the general law of the land. Such cases are not many and it is proper to allow those proper agreements to remain, because those agreements are presumed to be reasonable as they were entered into more than 20 years ago.

Shri Jadhav: How can we say that they do not surpass the standard rent?

Shri Datar: Government have considered this question a number of times in 1944, 1952, 1955 and again now in 1958. So far as agreements before 1939 are concerned, very few cases have come before the court. Therefore, it will be safe to presume that they are not wrong.

Shri P. R. Patel I want to know the number of such cases which have come to the notice of the Government.

Shri Datar: Not a single case has come to the notice of the Government. Had there been anything wrong, surely it would have come to our notice.

Mr. Chairman: The question is:

Page 3, lines 21 to 23,—

omit "Except where rent is liable to periodical increase by virtue of an agreement entered into before the 1st day of January, 1939."

The motion was negatived.

Mr. Chairman: The question is:

"That clause 4 stand part of the Bill.

The motion was adopted.

Clause 4 was added to the Bill.

Clause 5.— (*Unlawful charges not to be claimed or received*)

Mr. Chairman: Amendments Nos. 25 and 64 are the same.

Shri Jadhav: I am moving 64.

Shri Parulekar: Since he is moving his amendment No. 64, I am not moving mine, which is No 25.

Shri Jadhav: I beg to move:

Page 4,—

omit lines 10 and 11.

These lines read:

"Nothing in this section shall apply—

(a) to any payment made in pursuance of an agreement

[Shri Jadhav]

entered into before the 1st day of January, 1939; or".

I have just now explained the reasons while moving my previous amendment and I do not want to repeat them.

Shri Datar: It more or less covers the same ground.

Shri Jadhav: Yes, Sir.

Shri Datar: Therefore perhaps it would be out of order.

Mr. Chairman: It has already been disposed of Therefore it is out of order.

The question is:

"That clause 5 stand part of the Bill."

The motion was adopted.

Clause 5 was added to the Bill.

Clause 6.— (*Standard rent*)

Shri V. P. Nayar: We have some amendments to move.

Mr. Chairman: I am coming to that

Shri Braj Raj Singh: Sir, I beg to move:

Pages 4 to 6—

for clause 6, *substitute*—

"6. (1) Where such premises have been let out at any time before 1st day of June, 1947, the basic rent shall be determined in context with the rental value as assessed by the defunct Municipal Committee (Delhi) for house tax purposes

(2) Where such premises have been let out at any time on or after 1st day of June, 1947, the basic rent shall be six and one-fourth per cent. of the purchase price of the land and the constructional cost of the portion occupied by the tenant.

(3) In the case of any premises whether residential or not, constructed prior to or after the commencement of this Act, the annual rent shall be calculated at the rate laid down under sub-section (2).

(4) In the case of the premises which are let out for the furtherance of public interest, the rent shall also be fixed in accordance with sub-sections (1) and (2)."

Shri V. P. Nayar: Sir, I beg to move:

Pages 4 and 5,—

for lines 30 to 37 and 1 to 22 respectively, *substitute*—

"(A) in the case of residential premises, the rent calculated at six and one-fourth per cent. of the aggregate value comprising of the reasonable cost of construction and the value of the land on which the building is constructed at four hundred per cent of the value of the land in September 1939 or its market vaule at the time of construction whichever is less;"

Shri Jadhav: Sir, I beg to move:

Page 6,—

omit lines 11 to 26.

Shri Parulekar: Sir, I beg to move:

Page 6,—

omit lines 12 to 19.

Page 6,—

omit lines 20 to 26.

Shri Shree Narayan Das (Darbhanga) Sir, I beg to move:

Page 6, line 26,—

for "such letting out" *substitute* "completion of the construction".

Shri Parulekar: Sir, I beg to move:

Page 6,—

after line 26, *add*—

"Provided that premises rebuilt or reconstructed shall not be entitled to the benefits of clause (b) of sub-section (2)."

Mr. Chairman: What about amendment No. 92?

Shri Shree Narayan Das: I do not move it

Mr. Chairman: So all these amendments are now before the House

Shri V. P. Nayar: Sir, some time ago when I was speaking during the general discussion I had raised the point and I did hope at that time that the hon Home Minister will give me a suitable reply But unfortunately he did not although in winding up his speech he expected that he had satisfied everybody in regard to the various points raised

The amendment that I have moved raises a very important question You know that standard rent is being defined and for the purpose of computation of standard rent the aggregate on which the percentage has to be calculated has been given in the Bill as it emerges from the Joint Committee as 6½ per cent. and 7½ per cent on the market value of land plus reasonable cost of construction While there may not be any difficulty in finding out the reasonable cost of construction and while there may not be any difficulty in finding out the market value of the land, because, as you know, there may be agreements for the sale and purchase of such land, I submit that this is putting a premium on investments in buildings

We know that the money invested in buildings is one of the safest investments. It does not carry with it any risk which one may take in ventures in the realm of business Here you are investing some money in something which fetches regular rent. If that is so, I do not understand why Government are not agreeable to consider 400 per cent which we suggested in the minute of dissent as the reasonable value of the land

As I submitted earlier, we all know that owing to the expanding activities in Delhi and owing to the extension of residential areas, what were wildernesses five years ago are now good colonies I remember that when we came to Delhi in the First Parliament, it was a real job to go through the place which we now call the Diplomatic Enclave Today in that area the rents are fantastic I also remember having seen the area which we call Sundar Nagar, which is now one of the costliest places For a two-room flat or a three-room flat, for example, one will have to pay anything from Rs 600 to Rs 1,000 I remember in this connection a building put up by a person at a total cost of Rs 1½ lakhs being taken over for an office of the Government on a monthly rental of Rs 3,500 This is not a small margin of profit Therefore I want some fixation of the value which has to be computed in the agreement You may ask Why I fix 400 per cent? I do not say that we must rigidly hold on to the 400 per cent But, some value which is reasonable and consistent with the trends of economy which we see around us today will have to be arrived at for the purpose of calculating a reasonable rent Although the hon Minister said that there are houses and flats available for very low rents in Karol Bagh, I know the entire area and I have not come across a single place worth human habitation for less than Rs 60 I do not know where in Karol Bagh cheap housing accommodation is available It was openly admitted by the chief representative of the House Owners' Association in Delhi during our discussions in the Joint Committee that he does not expect that even one building would have come up during the last five

[Shri V. P. Nayar]

years since 1951 which could be classed as a house for the low income group. That being the case, there has been a consistent demand by those who have spare money, the landlords, to buy land at fantastic rates. You will also find that land values have increased to an extent which is not believable in and around Delhi. Government have not done anything in the past. Today, I heard the hon. Minister, while replying, say that ne also thinks in terms of introducing something. I wish he thought aloud in that matter. The real difficulty is, that 6½ per cent. of 7½ per cent. or whatever is declared to be the standard rent here will be calculated on the actual value, market value. We know that this will not give any relief to the tenant. It may be that in the case of a house for which Rs. 1,000 or Rs. 2,000 a month will be the rent, it may be justified. But, we cannot apply it as a rule especially having regard to the very serious shortage in the accommodation of the people belonging to the lower income groups. Therefore, we suggested and we tried our very best in the Joint Committee to make the Government agree to this proposition. But, the Government would not accept this. We were not told any reason. I know that it may not be possible for an Act like this to freeze the prices of land. It may be difficult, because it may be an all-India question. But, what is the effect which we may have once we declared that the standard rent will be the rent calculated at such percentage on the aggregate of the value of the land as at market rates. That, in effect, will mean, nobody would hereafter consider investing such a huge amount in a small place so that he may be able to get 6½ per cent. or 7½ per cent. or 8½ per cent. on that. This is a very serious matter. I wish the Government could come out with a statement in regard to this. Otherwise, the whole effect of having declared 6½ per cent. or 7½ per cent. becomes something of which the ordinary people, even the upper middle class people, cannot take advantage of. May be, in the case of letting our houses for the staff of the various embassies, it may be justified. You and I cannot occupy buildings like that when the land value as was computed at the market rates plus reasonable cost of construction is calculated and this percentage worked out from that. Therefore, I submit that the Government should, in all seriousness, reconsider their stand and try to accommodate us with this amendment.

Shri Jadhav: I want to make this point in clause 6. I have moved amendment No. 65 to clause 6 which relates to fixation of standard rents, which is the most important clause in this Bill. When these provisions are there, it will be very unjust to give a rent holiday to some people. Provisions have been laid down in subclauses (a) and (b) as to what premises this rent holiday is being given. I may humbly submit to the hon. Minister to give me a satisfactory explanation of this fact, what guarantee is there that the kind of people to whom this rent holiday is being given will utilise this money for housing purposes? In my general observations I have pointed out that the greatest necessity of Delhi is housing for the low income groups. The people who will benefit by this rent holiday will use the money for building more palatial buildings, which will not be available to the low income people. I do not know whether Government has got any machinery to withdraw the money from these people who collect these fabulous amounts. If Government had some scheme to withdraw that money from these people, one can appreciate this. Government should see that these people are not given any scope to amass great wealth, to acquire more property and using it for collecting more money. As the need is great for housing the low income groups, Government should accept this amendment.

Shri P. R. Patel: I would like to support the amendment of my hon. friend.

I am rather puzzled to find that the Government is out to give a rent holiday. I do not understand why the Government wants to give a rent holiday. On the one side we are talking of socialism, we are talking about social justice; on the other side, we give a rent holiday, which means the right to squeeze the tenants to the extreme, the right to exploit the tenants to the extreme. Where is social justice? I wish there were one yardstick of socialism.

In our country when the urban question comes, we have one type of socialism; when the rural question comes there is another type of socialism.

Shri Jadhav: The type is the same.

Shri P. R. Patel: I wish the Government has one type of socialism which is equally applied to the rural and the urban areas

So far as the urban area is concerned, what do we find? I am confining myself to the amendment. There is no ceiling regarding the possession of houses, regarding the occupation of square yards or square feet per family, and no ceiling to the squeezing of the tenants in this rent holiday time.

Shri Ranga (Tenali): No ceiling on the total rent collected.

Shri P. R. Patel: So far as the rural area is concerned, we are putting a ceiling on the income of the agriculturist. If there is a ceiling on the income of the agriculturist, I fail to understand why there should not be a ceiling on the income from house rents.

Shri Jadhav: The agriculturist pays only four annas in the rupee.

Shri P. R. Patel: For the house rent is there any ceiling? On the contrary, we are giving a holiday to them.

Shri Braj Raj Singh: For five years.

Shri P. R. Patel: A man can collect rent to the tune of lakhs and crores, there is no ceiling on it. So, this is our socialism. We are told that our socialism differs from Marxist socialism. We are told: "Do not talk of Russian socialism, do not talk of Chinese socialism, because the atmosphere is different, our climate is different, ours is a special type of socialism". I call this the Congress type of socialism. So far as the urban area is concerned, there is one type of socialism. So far as the rural areas are concerned, it is quite a different type of socialism. I would submit that this kind of giving a rent holiday does not fit in with the ideology of socialism. Either we should do away with socialism, or we should do away with such rent holidays. That is my only submission.

17 hrs.

श्री ब्रज राज सिंह : सभापति महोदय, मैंने रेनेंडमेंट नम्बर ४१ मूव की है और उसी के सम्बन्ध में मैं अपने विचार प्रकट करना चाहता हूं। अभी मुझ से पूर्व बोलने वाला वक्ता महोदय ने कहा कि हालिडे की बात जो है इसको छोड़ देना चाहिए। मैं कहना चाहता हूं कि यह सही है कि हम मकानों की कस्ट्रक्शन को बढावा देना चाहते है और हमें देना भी चाहिए और इसके लिए हमें प्रयत्न भी करना चाहिए। लेकिन मेरा निवेदन है कि इस तरह से रेंट हालिडे देने से मकानों में कोई बढ़ोतरी होने वाली नही है। अच्छा होता अगर माननीय गृह मंत्री महोदय यह बताते कि अब तक जो कंसेशन या जो सुविधायें दी गई हैं मालिक मकानों को उनकी वजह से कितने प्रतिशत मकानों में बढ़ोतरी हुई है, कितने मकान अधिक बने है और कितने मकान खास तौर पर उन लोगो के लिए बने है जिन लोगों के पास कोई रहने के लिए जगह नहीं है या जो बहुत ज्यादा या जो ज्यादा किराया नही दे सकते हैं। मेरा मतलब मध्यम वर्ग के

[श्री ब्रज राज सिंह]

लोगो से है और निले वर्ग के लोगो से है जिन में मजदूर तबका भी आ जाता है और कम आय वाले लोग भी आ जाते है । जिन लोगो को रेट हालिडे देने की बात की जाती है उन लोगो ने छोटे लोगो के लिए कोई मकान नही बनाये है और मेरा विश्वास है आगे भी रेट हालिडे देने से छोटे किस्म के मकान बनने वाले नही है । अगर कुछ मकान बनेंगे तो वे ऐसे लोगो के लिए बनेंगे जो बहुत अधिक किराया दे सकते है और जो बहुत बडे बडे मकान होगे जिन का कि आम जनता से कोई सम्बन्ध नही होगा । इसलिए मेरा निवेदन है कि जहा तक रेट हालिडे देने का सवाल है उसको तो छोड ही दिया जाना चाहिए, उसे खत्म ही कर दिया जाना चाहिए । अगर इस से समस्या को सुलझाने मे कुछ मदद मिलती हो तो इसके बारे में सोचा जा सकता है लेकिन जब मदद नही मिलती है तो इसके बारे मे सोचा भी नही जाना चाहिए । यह रेट हालिड दे कर तो हम बडे बडे लोगो को मुनाफा कमाने के लिए प्रेरित कर रहे है और ये लोग व्यक्तिगत रूप से बड बडे मकान बना कर ज्यादा फायदा उठाना चाहते है । इसलिए मेरा निवेदन है कि ऐसे लोगो को हालिड देने की बात पर पुनर्विचार किया जाये । मै तो चाहूगा कि इन लोगो द्वारा बनाये गये मकानो पर कुछ चैक होना चाहिए, कुछ कन्ट्रोल होना चाहिए । हालिडे उन्ही लोगो को दें जिन को कि हालिडे दिये जाने से समस्या को सुलझाने मे मदद मिलती हो । मै समझता हू कि जो अमीर लोग आज मकान बनायेंगे और उसके बनाने पर जितना खर्च करेंगे वह सारे का सारा उनका रुपया अगले पाच सालो में किराये की शक्ल मे उनको वसूल हो जायेगा । इस वास्ते मै चाहता हू कि गृह मत्री महोदय इस पर विचार करे ।

अब मै स्टैडर्ड रैंट के बारे में कुछ कहना चाहता हूं । अपने सशोधन मे मैंने चाहा है कि जो छोटे बिजिनेस हाउसिस हैं जिन में पचास रुपये से कम किराया देना पड़ता है उनके बारे में भी वैसी ही व्यवस्था की जाये जैसी कि रेजिडेंशल परपजिज के लिए मकान लेने के केस में की गई है । इस समय इनके बारे में इस बिल में कोई व्यवस्था नही है, और मै चाहूंगा कि माननीय गृह मत्री महोदय, इस ओर भी ध्यान दें ।

Mr. Chairman: Now, the hon. Minister

Shri Parulekar: *I have moved my* amendments Nos 118, 27 and 28. I want to speak on them

Shri Shree Narayan Das: I have also got an amendment, and I want to say a word on it

Mr. Chairman: We shall take it up tomorrow Now, we have to take up the Half-an-hour discussion

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17.05 hrs

FILM INDUSTRY*

Shri A K. Gopalan (Kesergod). I am raising this discussion in the House on the following points cut in import of raw films, the condition of the industry, export of finished films as foreign-exchange earner and depression in the developing industry. Before doing that, I want to give certain facts and figures concerning the foreign exchange earning as well as the position of the industry as far as the economy of this country is concerned

The total value of foreign exchange involved for importing raw films for the industry including the Government's own Films Division, under O G L, was only about Rs. 2 crores. As against this, earnings from export of our feature films account for more

*Half-an-Hour Discussion.

than Rs 1½ crores. The gap is only a negligible amount of Rs 50 lakhs Even as regards this gap, it is said that some films are sent outside and so they did not count as foreign exchange to be paid for completely So the gap may not be even Rs 50 lakhs.

As far as the industry is concerned, it has got an estimated outlay exceeding Rs 150 crores, 68 motion picture studies, 300 productions per year and 200 main distributing set-ups and more than 4,000 theatres of all classes throughout the country As far as employees are concerned, their number is 2,50,000 comprising all classes, poets, scholars, technicians, musicians, engineers and others The industry pays the exchequer to the tune of about Rs 20 crores per annum by way of entertainment tax, income-tax, municipal tax and all other taxes

It has on entertainment potential for the vast masses of people, providing an important amenity in the welfare State of ours Thus the matter we are discussing today is one of paramount importance not only to the industry but also to a large number of people in general In India today, the motion picture is the only form of entertainment available to the vast sections of our people because it is the only one they can afford to have

Apart from these aspects, it gives employment to lakhs of peop'e and it also earns a considerable amount of the foreign exchange it spends The industry is the 8th largest in India and is one which employs an intellectual complex of human skill and talent whereby many lakhs of our people find permanent employment That it is the most popular form of entertainment p'aces it in a still higher rank as an important industry

For millions of inhabitants throughout this vast sub-continent, especially those of the poorer classes, whose happiness and contentment should be the first concern of the State, the motion picture industry is the only resort to recreation. The other day in Rajya Sabha in answer to a question, it was stated that the State Trading Corporation has also, as a special case, been asked to import raw films on rupee account There are countries which are ready to give us film on rupee basis So if this decision is implemented, the problem of the shortage of films consequent on the cut, can be solved immediately

I have to make another request. That is that the export promotion scheme already laid down by the Ministry may also be implemented soon If this is done without delay, it can give the industry much—delayed and needed relief This will also give an incentive to producers to produce pictures for export So many awards are given so that there is an incentive to produce more pictures

I have raised this discussion today I thank the Ministry for what they have already done But everyone in the country today is shocked at the way in which Government are treating this important industry On the one side, responsible leaders of our Government go on paying compliments to this industry in public, on the other, the Ministry concerned is concerned with arbitrary interference with the industry, which has cut at the very root of the film industry The Prime Minister himself says that the quality and size of this industry are appreciab'e and impressive and this has been accomplished without any outside aid; that is also creditable In the light of these remarks, it is rather surprising to understand the policy of Government.

The S K Patil Committee which enquired into the details regarding the film industry had expressed the view that a free hand should be given to import raw film quota required for this industry It was also said that it is not desirable to impose restrictions as far as the import is concerned. But, on the other hand, adequate film must be imported and the same could also

(Shri A. K. Gopalan)

be fairly distributed among the producers. This was the recommendation of the Patil Committee. And, I do not know why the present policy of this Government with regard to this film industry is directly opposed to the recommendations of that committee which was appointed to go into the question of the industry.

The industry has got a total investment of Rs. 150 crores as I have already mentioned. It employs also about 250,000 men and it gives jobs It gives entertainment that is possible on the present day living standards to millions and millions of people in our country. The industry also provides Rs. 20 crores; and above all, this is one of the industries in the throes of its development and which is indispensable also to the economy and the cultural development of our nation.

During both the Plan periods not only has nothing been done for the development of this industry, but a policy of interference with its requirements has been followed. The Exchequer loses the prospect of a huge sum now due to the cut in the raw film. Above all, this is an industry which is the pride of national culture and advancement of art; it has got laurels after laurels to the glory of the nation by getting suitable awards at international contests. It will be ruined if enough encouragement is not given and if it is not treated as a valuable industry in our country today.

The only answer given for the cut in the raw film quota is that there is shortage of foreign exchange. I have already shown how this shortage of foreign exchange so far as this industry is concerned is only very small. Even this little shortage of foreign exchange could have been avoided. This negligible gap is caused because of the refusal of Government to take positive steps for increasing the export of Indian films by popularising them in foreign countries. The Government could easily have taken some steps to popularise this industry in foreign countries.

Mr. Chairman: The hon. Member must conclude now.

Shri A. K. Gopalan: There are three points which I would like to bring to the notice of the House.

Mr. Chairman: In this half an hour 13 minutes have already been given to the hon. Member. That is enough. There are 4 or 5 other hon. Members who want to take part in the debate.

Shri Raghunath Singh (Varanasi): It is very important and we want to say something.

Shri A. K. Gopalan: If I am given 15 minutes....

Mr. Chairman: The hon. Member must finish within 2 minutes. This is a half-an-hour discussion and the hon. Minister wants 10 minutes for the reply. There are 4 or 5 hon. Members who have given their names. Therefore, I would request the hon. Member to be brief

Shri A. K. Gopalan: It shows lack of interest of Government in this industry.

I only want to point out another very important thing. The cry of shortage of foreign exchange is one without substance so far as this industry is concerned. I would ask the Government to see how this foreign exchange is being misused today by giving permission to import indiscriminately a large number of foreign films a year. A large proportion of these foreign films is such that they would revolt against the very rudiments of our cultural heritage. Perverted sex and crime stories in those films with disgusting and shameful display of sex appeal are eating into the vitals of our character. How much foreign exchange do the Government waste every year in getting these

films? If such films are not imported, then I think that we would be able to earn some foreign exchange

As far as distribution is concerned, there is discrimination and corruption is rampant It is there in issuing licences for quotas Big studio owners are favoured resulting in total ruin to the other producers who are responsible for producing some of our most magnificient films which have won awards This has also added confusion and chaos in the industry Such films as *"Delhi ke Thug"* and the cartoons take the raw films and we should not allow such films to take away that

I want to point out that this is a very important industry and that it must be put on a national basis and if encouragement is given, certainly as far as foreign exchange is concerned, people can get more I want to point out what all the papers in Madras—all the English and the vernacular papers have written They have all written editorials about the cut in the raw film and they have submitted representations that the cut should be restored The Madras Government have also requested that there should be no cut as far as raw films are concerned It affects their income also There will then be a deterioration in the employment situation which will affect lakhs of people I request that the Government should consider these things and see that this industry is properly developed

Shri Tangamani. Mr Chairman, so far as the import of raw films is concerned, I would like to pose three questions and would request the hon. Minister to be kind enough to answer them. Before September, 1957 there was no control of the distribution of raw films and the distribution of raw films is entrusted to the regional advisory committees which have been set up in Bombay, Madras and Calcutta. In reply to questions during this session and also during the last session, we were told that distribution is on the basis of 50, 39 and 11 per cent That is, 50 for Bombay, 39 for Madras and 11 for Calcutta In view of the production of the films in the various centres is there any real need for the revision of this ratio?

Mr. Chairman: He can only put questions

Shri Tangamani: I have now put the first question I want to know whether this ratio is going to be modified?

Mr. Chairman. He may put the next question, there is no time

Shri Tangamani: The reports that we have received from the Ministry show that during the year 1957-58, we have spent about Rs 1 58,74 000 for importing foreign films as against which, as a result of the export of the films, we got about Rs 1,13,73,624. What steps are the Government now taking for increasing and giving more facilities to our film producers for exporting to foreign countries our films and also correspondingly decreasing the import of these foreign films which eat away our foreign exchange?

In view of the importance of the raw films we have been repeatedly told that a raw film factory is going to be started in Ootacamund I would like to know at what stage is that proposal and when that factory will go into production.

Shri Ranga: In a non-official manner, I am sure a large number of us are in favour of this particular demand that Government should be able to find the additional exchange facilities in order to help our film industry to import raw films.

Then, I would like to second that suggestion made that we should try and restrict the imports of foreign films and in that way save so much foreign exchange as possible and make it available for the purchase of raw films We all sympathise with the

[Shri Ranga]

Government about their difficulty in finding foreign exchange. But we would only like the Government to try and find as much foreign exchange as they possibly can and I shall assure that when they have reached their maximum capacity for allotment to the film industry, we would certainly sympathise with their difficulties in not being able to give anything more than what they can.

श्री रघुनाथ सिंह : मैं यह कहना चाहता हूं कि जो फिल्म कम्पनिया हिन्दी और तामिल फिल्में बाहर ऐक्सपोर्ट करती है, उन कम्पनियों को जितनी कि फिल्में वह ऐक्सपोर्ट करें उतनी ही उनको ऐक्स्ट्रा फिल्में दी जायं । यह दो ही तरह की फिल्में यहां से बाहर जाती है ।

The Minister of Commerce (Shri Kanungo): Mr. Chairman, my task has been made so much easier by the speech of Shri Gopalan, where he has mentioned that all that we have got to do is to expedite the export promotion programme which we have set in mot on last month. I am glad that it has been appreciated.

I would only say that this is the most liberal export promotion scheme which has been devised. In this programme, it is not the past performance which is taken into consideration; it is the prospective performance which is considered. That is, if a producer who has got export connections guarantees that he will be able to export a certain value of films during a particular quarter, he is at once given and extra licence for the raw film which will be required for that purpose. This is the most libral export promotion programme and I am glad that the House has appreciated it.

Regarding the other points, hardships and all that, I am not surprised that having the public relation apparatus at its disposal, the industry has been able to put on wide pressure. As a matter of fact, I might say that of all the industries today, this industry has had the most liberal deal, thanks to the kind patronage of the bulk of the population and the representatives.

I would submit that the best import of raw films was of the order of 300 million feet, out of which roughly 40 million feet used to be consumed by the Films Division and I & B Ministry, leaving a balance of 260 million feet, which is, I submit, the best that has been imported in any year.

17.25 hrs.

[MR. DEPUTY-SPEAKER *in the Chair*]

I will merely read the figures of imports:

1950-51	125 million feet
1951-52	135 million feet
1952-53	166 million feet
1953-54	154 million feet
1954-55	151 million feet
1955-56	220 million feet
1956-57	206 million feet

Assuming that the best year's import on account of the industry has been 260 million feet, the half-yearly quota works out to 130 million feet.

When this item was taken off the O.G.L. in 1956, the industry voluntarily agreed to forego 30 per cent. of their normal imports because of the exchange shortage that we had been facing at that time I am sorry to say that the industry have not been able to keep their promised word The result has been that in place of 90 to 95 million feet which we would have been normally importing every half year, during the last three periods we have been importing something like 138 to 140 million feet. That means much more than based on the best year's import, i.e., 130 million feet. Therefore, I would submit that the industry have nothing to complain. Over and above this, we have given the *carte-blanche* so to say of 100 per

cent. import of raw materials on export promise and not on performance.

Regarding the distribution, we have depended entirely on the advice of the trade. The Central advisory body consists of the accredited representatives of the industry, i.e., the representatives of the Indian Film Federation which is the accredited body of the industry. Under their advice, we have got the port committees. Therefore, all the licensing was being done under their advice. Unfortunately, they have not been able to get all the members of their industry to maintain their own word.

In November at their request, we have issued a public notice giving the priorities. Not only the priorities, there is no room for any malpractice in it because according to the public notification every licence issued has got to be exhibited on the notice board so that the public or at least those in the industry know exactly under what priority a particular licence has been issued. If there is any hanky panky about it they can immediately complain about it. I am glad to say that so far we have not received any complaint about it Last month in Bombay when one of the film associations met us and complained about some malpractices, I offered to enquire into each item that they would put forth before us It is now already three weeks and I have not received any communication.

Shri Narayanankutty Menon (Mukandapuram): The second sentence is contradictory.

Shri Ranga: He said that he did not receive any complaint

Shri Narayanankutty Menon: He had received a complaint and he promised to enquire into it.

Shri Kanungo: Please listen to me. If I am not intelligible it is my fault But what I said was that an association in Bombay said that there has been some unfairness and I said that if any cases of unfairness were reported to me, they will be gone into individually and the results communicated to that gentleman. Now, for three weeks there has been no communication. Even before this I have not had any specific complaint saying about the unfairness of distribution in view of the public notice which has been issued Therefore, I would submit that the industry has been dealt with more liberally than other industries.

As regards the future, in the current licensing period from October 1958 to March 1959, under the 60 per cent. basis, which is the quota licensing, we expect that the trade will receive 82 million feet on quota licensing, which means that it will be very nearly the same amount to which they had voluntarily agreed. But, over and above that, they will be getting stock which will be available with the S T.C. as buffer stock from which, I believe, all the demands will be satisfied In the past, there have been occasional shortages not because the unavailability of films, but because of non-availability at the right time, due to non-arrival of stock or stocks being in transit and various other factors. Now the drill is tried and I believe there will be no occasion for any shortage.

At the same time, I will appeal again through this House to the industry that they should make an effort to keep their own promise of reduction of 30 per cent. Even if it is not 30 per cent, I will be satisfied with less. Let them make an effort which, I am sorry, they have not made

Shri Dasappa (Bangalore): What about the manufacture of raw films?

Shri Kanungo: A question which Shri Tangamani asked was—he has given notice of this motion—about the revision of ratio. The ratio was decided by the Federation itself. The original ratio was 13 : 8 and something. That was based on the past

(Shri Kanungo)

performance. Again, when there was a little objection from the south, the Federation itself revised it recently into the new ratio of 39 : 18 and something.

Shri Tangamani: 38—50—11.

Shri Kanungo: That has been done recently. I do not think there is any reason for revising it any more. In any case, if the industry desires it, we will certainly look into it, because it is a question of ratio, it is a question of arrears. On these matters of distribution, we have been heavily depending upon the industry. I must frankly admit that the representatives of the industry in the Central Advisory Committee have discharged their responsibility to the satisfaction of the public and they deserve the thanks of the House.

As regards the development of the industry, the very fact is that in a period of shortage when raw materials for other industries, even scarce metals have been very niggardly rationed, here, raw materials have been ample, not only ample, but sometimes more than in the past.

Shri Narayanankutty Menon: One important question, Sir, regarding import of American films. How many feet of rock-n'-roll have been imported last year?

Mr. Deputy-Speaker: That question ought to be put before and not now.

Shri Narayanankutty Menon: It was put and it was not answered.

Shri Kanungo: It is not germane to the motion as it is because it is about the distribution of imported films. About the export of films, if a debate is taken up, I will certainly be prepared to take it up. Only I will mention that for historical reasons, there is demand for imported films and the foreign exchange involved is very much less because deferred payments have been arranged.

Shri A. K. Gopalan: I wanted a clarification. Does it mean that as far as the cut is concerned, the *status quo* of 1957 will be maintained?

Mr. Deputy-Speaker: He has appealed that they should keep the promise and reduce their quota.

Shri Kanungo: I would not like to maintain the *status quo*. I would like to expand provided the export earnings are more

17·34 hrs.

The Lok Sabha then adjourned till Eleven of the Clock on Wednesday the 17th December, 1958.

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1623	Radio Station at Chandigarh	5233
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1674	Second Five Year Plan of Punjab	5261
1675	Export of Vegetables	5261-62
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1679	Ambar Khadi Industry	5263
1680	Ambar Charkha Programme in Punjab	5263-64

PAPERS LAID ON THE TABLE 5272-73

The following papers were laid on the Table —

1 A copy of Notification No G S R 1107 dated the 22nd November, 1958, under sub-section (6) of Section 3 of the Essential Commodities Act, 1955, making certain further amendment to the Cotton Textile (Export Control) Order, 1949

2 A copy of the Public Premises (Eviction of Unauthorised Occupants) Rules, 1958 published in Notification No G S R 1159 dated the 8th December, 1958, under sub-section (3) of Section 13 of the Public Premises (Eviction of Unauthorised Occupants) Act, 1958

3 A copy of Notification No S O 2460 dated the 29th November, 1958 under sub-section (6) of Section 3 of the Essential Commodities Act, 1955

4. A copy of the Annual Report of the National Industrial Development Corporation (Private) Limited for the year ended 31st December, 1957 along with the Audited Accounts under sub-section (1) of Section 639 of the Companies Act, 1956

5 A copy of the Summary of proceedings of the

COLUMNS

PAPERS LAID ON THE TABLE—contd.

Seventeenth Session of the Standing Labour Committee held at Bombay on the 28th and 29th October, 1958.

REPORT OF PUBLIC ACCOUNTS COMMITTEE PRESENTED . . . 5273

Eleventh Report was presented.

PETITION REPORTED . 5273-74

Secretary reported the receipt of a petition signed by a petitioner in respect of the Delhi Rent Control Bill, 1958, as reported by the Joint Committee.

CALLING ATTENTION TO MATTER OF URGENT PUBLIC IMPORTANCE . . . . 5274—77

Shri N. Keshava called the attention of the Minister of Transport and Communications to the absence of rules governing the movement of Folidol resulting in stoppage of its supply for essential purposes

The Minister of State in the Ministry of Transport and Communications (Shri Raj Bahadur) made a statement in regard thereto.

STATEMENT BY MINISTER . . . . 5277—82

The Minister of Mines and Oil (Shri K. D. Malaviya) laid on the Table a statement regarding the up-to-date progress in the exploration of oil at Baroda and Cambay.

BILL INTRODUCED 5282

Appropriation (No. 5) Bill, 1958.

REPORT OF THE BUSINESS ADVISORY COMMITTEE ADOPTED . . . 5283

Thirty-third Report was adopted.

BILLS PASSSED . . 5286-87

1. The Minister of Railways (Shri Jagjivan Ram) moved that the Appropriation (Railways) No. 4 Bill, 1958 be taken into consideration. The motion was adopted. After clause-by-clause consideration the Bill was passed.

2. The Minister of Railways (Shri Jagjivan Ram) moved that the Appropriation (Railways) No. 5 Bill, 1958 be taken into consideration. The motion was adopted. After clause-by-clause consideration the Bill was passed.

BILL UNDER CONSIDERATION . . 5288—5410

Further discussion on the motion to consider the Delhi Rent Control Bill as reported by the Joint Committee concluded and the motion was adopted. Clause-by-clause consideration of the Bill commenced and was not concluded

HALF-AN-HOUR DISCUSSION . . . 5410—22

Shri A. K. Gopalan raised a half-an-hour discussion on points arising out of the answer given on the 3rd December, 1958 to Starred Question No. 520 regarding Film Industry

The Minister of Commerce (Shri Kanungo) replied to the Debates.

AGENDA FOR WEDNESDAY, 17th DECEMBER, 1958—

Further clause-by-clause consideration of the Delhi Rent Control Bill as reported by the Joint Committee and passing of the Bill and also consideration and passing of the following Bills :

(i) Appropriation No. (5) Bill, 1958 ; and

(ii) Indian Tariff (Amendment) Bill.